Record and Return Mail To:
This Instrument Prepared By:
RUSS COOK AND ASSOCIATES, P.C.
Attorneys at Law
5141 Virginia Way, Suite 220
Brentwood, Tennessee 37027
(615) 370-2444

Prepared from Information
supplied by the parties

Karen Johnson Davidson County
Batch# 489726 DEEDQC
10/06/2020 08:20:48 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201006-0115329

NO CONSIDERATION
NO TITLE SEARCH
QUITCLAIM DEED

Address of New Owner:
Sandya I. Gunasekera, Trustee
SNG Revocable Living Trust
900 20th Avenue South, Apt. 1008
Nashville, TN 37212

Send Tax Bills To:
New Owner

Map and Parcel No.
104060M01000CO

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Sandya I. Gunasekera**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto **Sandya I. Gunasekera, Trustee, SNG Revocable Living Trust Agreement dated September 30, 2020** ("Grantee"), all of her interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, being Unit No. A-10, together with the appurtenant interest in the common elements of Fairmont Court Condominium Association, a horizontal property regime established by Master Deed, of record in Book 6686, Page 708, amended in Book 6712, Page 125, Book 6774, Page 221, Book 6823, Page 962, Book 6893, Page 62, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "C" to the Revised aforementioned Master Deed and being located upon Lot No. 1 on the Plan of A Resubdivison of Lot 1 of Fairmont Square II subdivision of record in Plat Book 6250, Page 825, amended in Plat Book 6900, Page 98, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to **Sandya I. Gunasekera, unmarried**, by Warranty Deed dated February 21, 2017, from **Matthew Velasco, unmarried**, recorded in Instrument No. 20170227-0019515, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations.

This is improved property known as: **210 Fairmont Court, Nashville, TN 37203**.

(Legal description from prior deed of record).

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 30th day of September 2020.

Sandya I. Gunasekera

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Sandya I. Gunasekera**, with whom I am personally acquainted, and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 30th day of September 2020.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is Zero Dollars ($0).

Affiant

Sworn to and subscribed to before me, this the 30th day of September 2020.

Notary Public

My Commission Expires:
9/16/2023

RUSSELL T. COOK
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY