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| **THIS INSTRUMENT PREPARED BY:**<br>**Chapman & Rosenthal Title, Inc.**<br>**10 Burton Hills, Suite 130**<br>**Nashville, TN 37215** | STATE OF TENNESSEE )<br>COUNTY OF DAVIDSON<br><br>The actual consideration for this transfer is: $-0-.<br>Affiant<br>Subscribed and sworn to before me, this 26th day of October, 2020<br>Notary Public<br>My Commission Expires: _____ |

ASHLEY SCHAD NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 09, 2024

Karen Johnson Davidson County
Batch# 507437 DEEDQC
11/02/2020 01:38:05 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20201102-0127906

**QUITCLAIM DEED**

| Address New Owner: | Send Tax Bills To: | Tax Information: |
|---|---|---|
| Cortney Rochelle Edmondson<br>1829A 11th Avenue North<br>Nashville, TN 37208 | New Owner | 081 07 0O 002.00 |

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Cortney Rochelle Edmondson, an unmarried person,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Cortney Rochelle Edmondson and Shane Lantigua, wife and husband ,** their heirs and assigns, all of their rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. B of 1829 11th Avenue North, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing 1829 11th Avenue North, a Horizontal Property Regime, of record in Instrument No. 20160328-0028866, in the Register's office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Cortney Rochelle Edmondson, an unmarried person, by Warranty Deed from Apex Building Solutions, LLC, of record in Instrument No. 20170103-0000527, in the Register's Office of Davidson County, Tennessee, dated December 23, 2016 and recorded on January 03, 2017.

Grantor covenants that they are lawfully seized and possess said real property in fee simple, have a good right to convey it, and that the same is unencumbered, except for 2020 taxes that are not yet due and payable, as well as any restrictions, conditions and easements of record.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of October, 2020.

Cortney Rochelle Edmondson

Cortney Rochelle Edmondson

STATE OF TENNESSEE )

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named Cortney Rochelle Edmondson, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 26th day of October, 2020.

Notary Public

My Commission Expires: 5/7/2024

