Name and Address of New Owner:
Christopher S. Hardin
1026 Treaty Oaks Drive
Nashville, TN 37209

Send Tax Bills To:
Christopher S. Hardin
Fielding Glenn Hardin
1026 Treaty Oaks Drive
Nashville, TN 37209

Karen Johnson Davidson County
Batch# 509009 DEEDQC
11/04/2020 03:27:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201104-0129459

This Instrument Prepared By:
Tennessee Title Services LLC
7000 Executive Center Dr
290
Brentwood, TN 37027
B20-3226
Map & Parcel No: 091-06-0L-018.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Christopher S. Hardin, unmarried,** "the Grantor," convey and quitclaim unto **Christopher S. Hardin and Fielding Glenn Hardin, a married couple,** "the Grantee," the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit No. 18 as shown on the Plan of Treaty Oaks Cottages, a Horizontal Property Regime with Private Elements having been established by the Declaration of Covenants, Conditions and Restrictions of Treaty Oaks Cottages of record in Instrument No. 20141120-0107174, as amended in Instrument No. 20150113-0003651, 20150814-0081914, 20160826-0089501 and 20160922-0099884, in the Register' s Office for said Davidson County, Tennessee, Plat Exhibit "B" to which Master Deed plan reference is hereby made for a more complete description of Said Property.

Being a portion of the same property conveyed to Woodland Street Partners, LLC, a Tennessee Limited Liability Company by Warranty deed from HR Properties of Tennessee, GP, a Tennessee General Partnership of record in Instrument No. 20180207-0012516 Register's Office for Davidson County, Tennessee, dated February 01, 2018 and recorded on February 07, 2018.

Being a portion of the same property conveyed to Christopher S. Hardin, unmarried by Warranty deed from Woodland Street Partners. LLC, a Tennessee Limited Liability Company of record in Instrument No. 20190205-0010802 Register's Office for Davidson County, Tennessee, dated January 31, 2019 and recorded on February 05, 2019.

Being also known as 1026 Treaty Oaks Drive Nashville, TN 37209.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 29th day of October, 2020.

C Hardin (SEAL)
Christopher S. Hardin

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, a Notary Public in and for said State and County, Christopher S. Hardin , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 29th day of October, 2020.

BRETT MONTGOMERY
TENNESSEE NOTARY PUBLIC
My Comm. Exp. 7/29/2024
COUNTY OF WILLIAMSON

Notary Public
My commission expires: 7/29/2024

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $[redacted]0, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

(Affiant)

Sworn to and subscribed before me this
29th day of October, 2020.

Notary Public
My commission expires:

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

File # B20-3226

202011040129459

True Copy Certificate of Authenticity

I, **Taylor Grills**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of Tennessee

County of Wilson

Personally appeared before me, Rebecca Shukis, a notary public for this county and state, **Taylor Grills,** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature

My Commission Expires: 12/15/2021