Karen Johnson Davidson County
Batch# 515414 DEEDQC
11/12/2020 01:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201112-0133539

CERTIFICATE OF AUTHENTICITY

I, Matthew A. Moushon, 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.

Matthew A. Moushon

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Amanda R. Chiavini, a notary public for this county and state, Matthew A. Moushon, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Amanda Chiavini
Notary Public

My Commission expires: October 2, 2023.

AMANDA CHIAVINI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires October 2, 2023

Karen Johnson Davidson County
Batch# 515414 DEEDQC
11/12/2020 01:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20201112-0133539

This Instrument Prepared by:
Matthew A. Moushon
SURBER, ASHER, SURBER & MOUSHON, PLLC
Plaza I, Suite 480
220 Athens Way
Nashville, TN 37228

Grantor: Grapeseed, LLC

Grantee: Steven M. and Lara J. Sprenger, husband and wife

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT Matthew Moushon

Sworn and subscribed before me this 4th day of November, 2020.

Notary Public

AMANDA CHIAVINI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Comm. Expires October 2, 2023

QUITCLAIM DEED

Address of New Owner	Send Tax Bills To:	Map-Parcel Nos.
Steven and Lara Sprenger 75615 Overseas Highway Islamorada, FL 33036	Steven and Lara Sprenger 75615 Overseas Highway Islamorada, FL 33036	Parcel ID: 093-06-0A-090.00CO

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grapeseed, LLC ("Grantor") hereby does quitclaim, transfer and convey unto Steven M. and Lara J. Sprenger, husband and wife ("Grantee"), and their heirs and assigns, all of its right, title and interest in the real property in Davidson County, Tennessee described as follows:

A certain condominium apartment in the First Civil District of Nashville, Davidson County, Tennessee, known as Unit No. 816 of the Horizontal Property Regime of Encore, a Residential Condominium, a condominium Development pursuant to Master Deed of Encore, a Residential Condominium of record in Instrument NO. 20080225-0018429 and Master Deed for Encore, a Master Condominium of record as Instrument No. 20080225-0018425, Register's Office for Davidson County, Tennessee, to which reference is made for a more complete description.

Being the same property conveyed to Grapeseed, LLC, a Tennessee Limited Liability Company, by quitclaim deed of record in Instrument NO. 20160112-0003004, Register's Office for Davidson County, Tennessee

GRAPESEED LLC

Lara J. Sprenger

Lara Sprenger

President

STATE OF FLORIDA
COUNTY OF MONROE

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Lara J. Sprenger, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, acknowledged such person to be authorized to execute the instrument on behalf of Grapeseed, LLC, the within named bargainor, a corporation, and that as such, executed the foregoing instrument for the purposes therein contained by personally signing the name of the corporation.

This 4th day of November, 2020.

Notary Public Pamela Setchell

My Commission Expires: _____

PAMELA SETCHELL
MY COMMISSION # GG 346394
EXPIRES: September 14, 2023
Bonded Thru Notary Public Underwriters