Karen Johnson Davidson County
Batch# 527078 DEEDQC
12/09/2020 08:21:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201209-0143209

QUITCLAIM DEED

State of Tennessee
County of Sumner

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

Affiant

Subscribed and sworn to before me, this the 24th day of November 2020.

Notary Public

My commission expires: Oct 21st 2024
(AFFIX SEAL)

BRITTANY GIBSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

THIS INSTRUMENT WAS PREPARED BY
Nancy King Crawford, Attorney
301 Demonbreun Street, #1405, Nashville, TN 37201

Address of New Owner(s) as follows:	Send Tax Bills To:	Map/Parcel ID Number:
James Allen Crawford III and Nancy King Crawford	**James Allen Crawford III and Nancy King Crawford**	**Map 93-6A Parcel 141**
301 Demonbreun St. #1405	**301 Demonbreun St. #1405**	
Nashville, TN 37201	**Nashville, TN 37201**	

The Grantor, NightLife, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Tennessee and duly authorized to transact business in the State of Tennessee, for the consideration of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, conveys and quitclaims to James Allen Crawford III and Nancy King Crawford, husband and wife, their heirs and assigns, all right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, as will create a tenancy by the entirety in and to said tract or parcel of land which is described as follows:

A certain condominium apartment in the First Civil District of Nashville, Davidson County, Tennessee, known as Unit No. 1107 of the Horizontal Property Regime of Encore, a Residential Condominium pursuant to Master Deed for Encore, a Residential Condominium of record as 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 NightLife, LLC, a Tennessee limited liability company by warranty deed from Encore Phase I Development Company, LLC, a Tennessee limited liability company of record as Instrument No. 20090209-0010870 Register's Office for Davidson County, Tennessee

Subject to any and all plats, easements, limitations, restrictions, encumbrances and other matters of record as may affect the property.

2019 real property taxes have been paid. 2020 real property taxes have been prorated between the Parties and will be paid by the Grantee. All future taxes will be assumed by the Grantee herein.

This is improved property, known as: 301 Demonbreun Street, Unit 1107, Nashville, TN 37201.

Witness my hand this 24th day of November, 2020.

NightLife, LLC

James Allen Crawford, III, Member
Authorized Signor

STATE OF TENNESSEE)
COUNTY OF Sumner)

Before me, the undersigned, a notary public of the state and county mentioned, personally appeared James Allen Crawford III, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he is the duly authorized Member of NightLife, LLC with individual authority as a Member to execute instruments for the transfer of real property, for NightLife, LLC, the within named bargainor, a Tennessee limited liability company, and that he as such authorized Member executed the foregoing instrument for the purpose therein contained, by personally signing the name of the limited liability company as Member.

Witness my hand and seal, at office in Goodlettsville ,Tennessee, this 24th day of November, 2020.

Brittany B Gibson
Notary Public

My Commission Expires: Oct 21st 2024

BRITTANY B GIBSON
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

TRUE COPY CERTIFICATION

I, NANCY KING CRAWFORD, 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.

Nancy King Crawford

Signature

State of Tennessee

County of Sumner

Personally appeared before me, Brittany Bgibson, a notary public for this County and State, Nancy King Crawford, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Brittany B Gibson

Notary Signature

My Commission Expires: Oct 21st 2024

Notary Seal

