QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 546468 **DEEDQC**
01/05/2021 12:04:42 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210105-0001555

B-EXIT-19-916

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-09-24

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29 DAY OF DECEMBER, 2020.

Notary Public

MY COMMISSION EXPIRES: 7/9/24

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Sydney Lyn Salati **Austin Wyrick**	**Paramount Residential Mortgage Group**	
(NAME)	(NAME)	
916 B 14th Avenue North	**1265 CORONA POINTE CT STE 301**	**092-04-0J-002.00-CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208	**Corona, CA 92879**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **SYDNEY LYN SALATI, A SINGLE WOMAN,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **SYDNEY LYN SALATI, A SINGLE WOMAN AND AUSTIN WYRICK, A SINGLE MAN, AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP,** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. B of 916 14th Avenue North Townhomes, and described in a Declaration of Covenants, Conditions and Restrictions of record in Instrument No. 20190515-0045966, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of said Units.

Being a portion of the same property conveyed to Hensley Group, LLC, a Tennessee limited liability company by Warranty deed from Jan Carnell Wallace, a single person and Sadaria Lamar Wallace, a married person and James Wallace, Jr., a single person and Adonna Madeese Wallace Kersey, a single woman and Sheila Ann Wallace Wilkes, a single person of record in Instrument No. 20190212-0013207 Register's Office for Davidson County, Tennessee, dated February 11, 2019 and recorded on February 12, 2019.

Being a portion of the same property conveyed to Vincit Homes, LLC, a Tennessee limited liability company by Quitclaim deed from Hensley Group, LLC, a Tennessee limited liability company of record in Instrument No. 20190528-0050223 Register's Office for Davidson County, Tennessee, dated May 24, 2019 and recorded on May 28, 2019.

Being the same property conveyed to Sydney Salati, a single woman by Warranty Deed from Vincit Homes, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20210105-0001553 Register's Office for Davidson County, TN.

This is **improved** property known as: **916 B 14th Avenue North, Nashville, Tennessee 37208**.

Witness my/our hand(s) this the 29 DAY OF DECEMBER, 2020.

Sydney Lyn Salati

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SYDNEY LYN SALATI, 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/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 29th of December, 2020.

Notary Public
My Commission Expires: 03/07/2023
(SEAL)



RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212