Karen Johnson Davidson County
Batch# 552233 DEEDQC
01/12/2021 09:38:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210112-0005124

THIS INSTRUMENT PREPARED BY:
National Signing Services, Inc.
25400 US Highway 19 North, Suite 135
Clearwater, Florida 33763

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
25400 US 19 North, Suite 135
Clearwater, FL 33763

New Owner(S) Address &
Mail Tax Statements To:
Nathan P. Dewitt
3314 West End Ave Apt 601
Nashville, TN 37203

Property Tax ID#: 104 06 0B 601.00
File #: TN655561

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **Nathan P. DeWitt, a single man and Ward DeWitt, III, a married man herein joined by his spouse Sydney DeWitt, as joint tenants with rights of survivorship,** as Grantor, hereby convey all rights, titles and interests that I may have in to **Nathan P. DeWitt, a single man**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 104 06 0B 601.00

Property Address: 3314 West End Ave Apt 601, Nashville, TN 37203

Exempt Pursuant to T.C.A. Code 67-4-409(a4).

Witness our hands this the 03 day of 11, 2020.

Nathan P. DeWitt

Ward DeWitt, III

Sydney DeWitt

STATE OF TN }

COUNTY OF DAVIDSON }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, Nathan P. DeWitt, Ward DeWitt, III, and Sydney DeWitt, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 03 day of 11, 2020.

CLINTON BRYANT TENNESSEE NOTARY PUBLIC My Comm Exp. 03/08/2021 COUNTY OF DAVIDSON

Clinton Bryant
Notary Public
My Commission expires: 03-08-21

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

Subscribed and sworn to before me this the 03 day of 11, 2020.

CLINTON BRYANT TENNESSEE NOTARY PUBLIC My Comm Exp. 03/08/2021 COUNTY OF DAVIDSON

Clinton Bryant
Notary
My Commission expires: 03-08-21

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

A certain tract or parcel of land in Davidson County, Tennessee, described as follows: to wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 601 of West End Park Condominium, formerly known as The Park Road Condominium by amendment to the Master Deed in Instrument No. 20071213-0143676, said Register's Office, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200, page 390, Register's Office for said County, to which source reference is here by made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being that same property conveyed to Nathan P. DeWitt and Ward DeWitt, III, as joint tenants with rights of survivorship, by Deed from John S. Kinzey, Jr., and Anne C. Richardson, husband and wife, dated June 29, 2017 and recorded June 30, 2017, in Instrument No. 20170630-0066289, Register's Office for Davidson County, Tennessee.

Commonly Known As: 3314 West End Ave Apt 601, Nashville, TN 37203
Parcel ID: 104 06 0B 601.00

True Copy Certification

I, *Darell Near*, 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 Florida

County of Pinellas

Personally appeared before me, Ashlee Berry, a notary public for this county and state, *Darell Near*, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

ASHLEE BERRY
Notary Public-State of Florida
Commission # GG 093924
My Commission Expires
May 09, 2021

Notary Signature

My Commission Expires: 5-9-21

Notary Seal (if on paper)