Karen Johnson Davidson County
Batch# 558564 DEEDQC
01/21/2021 01:16:22 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210121-0009292

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $0.

Ann Nancy Richardson
Affiant

Subscribed and sworn to before me on this 13 day of January, 2021.

Notary Public _____ My Commission Expires: 5/3/2021

NICHOLAS PERENICH, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY:
Nick Perenich, Attorney
237 Old Hickory Blvd., Ste. 102
Nashville, TN 37221

Address New Owner:	Send Tax Bills to:	Map-Parcel Number:
Ann Nancy Richardson 108 Emma Neuhoff Court Nashville, TN 37205	New Owner	129-11-0-A 005.00 CO

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars ($ 10.00) Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Harold E. Richardson, hereinafter called the Grantor(s), has bargained and sold, and by these presents does remise, release, and quitclaim unto Ann Nancy Richardson hereinafter called the Grantee(s), her heirs, successors, and assigns, all Grantor'(s) interest in a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Unit NO. 108 on the Condominium site Plan, Plat for Phase 1B of Lot 2, The Cloister at St. Henry, filed as Exhibit B to and established by the Master Deed of record in book 6237, page 665 and amended in Book 6834, page 449, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common/areas/elements appurtenant to said Unit as set forth in the said Master deed, reference to which is hereby made for a more complete and detailed description of said unit.

Being the same property conveyed to Harold E. Richardson and wife, Ann Nancy Richardson, by deed from Terrance W. Evans, Executrix [sic] of the Estate of Thomas L. Evans of record in Document number 20130313-0024968, Register's Office for Davidson County, Tennessee.

This is improved property known as 108 Emma Neuhoff Court, Nashville, TN 37205.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 13 day of January, 2021.

Harold E. Richardson

Harold E. Richardson, by Power of
Attorney Ann Nancy Richardson

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Harold E. Richardson by Power of Attorney Ann Nancy Richardson, with whom I am personally acquainted, and who acknowledged that s/he executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at Nashville, Tennessee, this 13 day of January, 2021.

Notary Public

NICHOLAS PERENICH, JR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 5/3/2021