Karen Johnson Davidson County
Batch# 584859 DEEDQC
03/04/2021 02:18:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20210304-0028529

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201
Doc. 29453345

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Jeff Lynn Rothenberger, Trustee of the Stacy Leah Smith Rothenberger 2020 GST-Exempt Family Trust 9 Colonel Winstead Drive Brentwood, TN 37027	Jeff Lynn Rothenberger, Trustee of the Stacy Leah Smith Rothenberger 2020 GST-Exempt Family Trust 9 Colonel Winstead Drive Brentwood, TN 37027	093-11-0G-402.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, STACY LEAH SMITH ROTHENBERGER, by these presents do hereby quitclaim and convey to JEFF LYNN ROTHENBERGER, TRUSTEE OF THE STACY LEAH SMITH ROTHENBERGER 2020 GST-EXEMPT FAMILY TRUST, his successors and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of my right, title and interest in and to the property described on Exhibit A hereof.

The description on Exhibit A hereto is the same as that contained in the prior deed.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 20 Rutledge Street, Unit 402, Nashville, Tennessee 37210.

Manner of Execution. This instrument has been executed in compliance with, as applicable, Order No. 66 by Tennessee Governor Bill Lee, dated October 28, 2020, as may be renewed from time to time.

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 18th day of December, 2020.

Stacy Leah Smith Rothenberger

Jeff Lynn Rothenberger, husband of Stacy Leah Smith Rothenberger, joins in this deed for the purpose of quitclaiming and conveying any and all interest he may have in Stacy Leah Smith Rothenberger's interest in the above-described real property solely by virtue of his marriage to Stacy Leah Smith Rothenberger.

Jeff Lynn Rothenberger

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Stacy Leah Smith Rothenberger and Jeff Lynn Rothenberger, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 18th day of December, 2020.

Jennifer Roberts
Notary Public

My Commission Expires:
November 8, 2021

JENNIFER ROBERTS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Nov. 8, 2021

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 18th day of December, 2020.

Notary Public

My Commission Expires:
November 8, 2021

JENNIFER ROBERTS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Nov. 8, 2021

EXHIBIT A

Land in Davidson County, Tennessee, being Unit No. 402, as established by the Master Deed or Declaration of City Lights Condominiums ("Master Deed") of record as Instrument No. 20190408-0031675, as amended in amendment of record as Instrument No. 20190501-0040417, and further amended by amendment of record as Instrument No. 20190508-0043149, Register's Office for Davidson County, Tennessee, said Units being depicted on the Site Plan attached as Exhibit C to the aforementioned Master Deed, to all of which reference is hereby made for a more complete description, together with an undivided percentage interest in the Common Elements allocated to said unit and with special rights to use certain Common Elements, including two parking spaces numbered 402 as shown on Garage Level 4 as set forth in Exhibit C to said Master Deed, and Storage Unit 402 as shown on Condo Level 4 as set forth in Exhibit C to said Master Deed.

Being the same property conveyed to Stacy Leah Smith Rothenberger by quitclaim deeds of record at Instrument Nos. 20201228-0153373 and 20201228-0153365, Register's Office of Davidson County, Tennessee.

29453345.1

True Copy Certification

I, Aubrey Burns, 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.

Aubrey Burns
Signature

State of Tennessee

County of Davidson

Personally appeared before me, Lucretia Albert, a notary public for this county and state, Aubrey Burns who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Lucretia Albert
Notary's Signature

My Commission Expires: 1-3-23
Notary Seal (if on paper)

