Karen Johnson Davidson County
Batch# 610793 DEEDQC
04/08/2021 10:41:30 AM 6 pgs
Fees: $32.00 Taxes: $0.00
20210408-0046800

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371

Return to: Westcor Land Title Insurance Company, 600 W Germantown Pike, Suite 450, Plymouth Meeting, PA 19426

Reference Number: BSS-TN-RF-582203

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Jon D. Walter	**1428 RIVERSIDE DR**	072 15 4B 002.00
1428 Riverside Drive	**NASHVILLE, TN 37206**	
Nashville, TN 37206		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged, JON D. WALTER, divorced not-remarried and TAMMY WALTER, divorced not-remarried, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto JON D. WALTER, an unmarried man, hereinafter referred to as "Grantee", whose mailing address is: 1428 Riverside Drive, Nashville, TN 37206, his/her/their heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, being more particularly described as follows, to wit:

Being Unit B, as established by the Declaration of Covenants, Conditions and Restrictions for 1428 Riverside Drive Townhomes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20170616-0060746, amended in Instrument No. 20180810-0078897, in the Register's Office for Davidson County, Tennessee.

Tax ID No.: 072 15 4B 002.00

BEING the same property conveyed to Grantor herein by Deed recorded in Instrument No. 20181130-0125626, in the Office of the County Register of Deeds for Davidson County, Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

BEING THE SAME WHICH JOHN D. WALTER AND TAMMY WALTER, HUSBAND AND WIFE BY DEED DATED OCTOBER 27, 2020 AND RECORDED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE IN (BOOK/PAGE) N/A CONVEYED UNTO JOHN D. WALTER, AN UNMARRIED MAN

The above-described property is improved property having a street address of 1428 Riverside Drive, Unit B, Nashville, TN 37206.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 27 day of October, 2023.

JON D. WALTER

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that JON D. WALTER, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 27 day of October, 2023.

Notary Public
My Commission expires: 3.4.24

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on
03/04/2024
WILSON COUNTY

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 6th day of April, 2021.

TAMMY WALTER

STATE OF TENNESSEE
COUNTY OF Dyer

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that TAMMY WALTER, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 6 day of April, 2021.

Notary Public
My Commission expires: **02/14/2024**

MARK S. OAKES
STATE OF TENNESSEE NOTARY PUBLIC
DYER COUNTY, TENNESSEE

VALUATION AFFIDAVIT

I/We, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.

JON D. WALTER

Subscribed and sworn to before me this 27 day of Oct, 2020.

Notary Public
My Commission expires: 3.4.24

DEREK TRUELOVE
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 03/04/2024
WILSON COUNTY

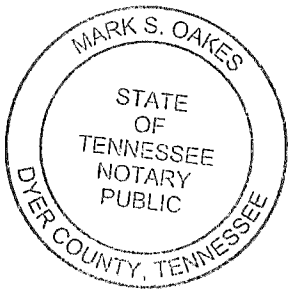
VALUATION AFFIDAVIT

I/We, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00.

TAMMY WALTER

Subscribed and sworn to before me this 6 day of April, 2021.

Notary Public
My Commission expires:



True Copy Certification

I, Gavin A. Jones, 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 PA

County of Montgomery

Personally appeared before me, Hannah Joy Sywulak, a notary public for this county and state, Gavin A. Jones who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/2021
Notary' Seal (if on paper)

Commonwealth of Pennsylvania
Notarial Seal
HANNAH JOY SYWULAK – Notary Public
PLYMOUTH TWP, MONTGOMERY COUNTY
My Commission Expires Sep 25, 2021