Karen Johnson Davidson County
Batch# 615166 DEEDQC
04/15/2021 08:00:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20210415-0050009

PREPARED BY:

Robert J. Hazard, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual consideration for this transfer is -$0-.

Charles Barrett
AFFIANT

ROBERT J. HAZARD
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 01-03-2022

Subscribed and sworn to before me on this day, April 12, 2021.

Notary Public

My Commission Expires: _____

New Owner Address:
905 Churchill Crossing, LLC
211 Paddock Ln
Nashville, TN 37205

Send Tax Bills To:
Same

Map-Parcel Number:
034-03-0B-905.00

Charles Barrett and wife, Elizabeth Barrett (collectively, "Grantor"), for consideration of $10.00, hereby release, remise, and quitclaim to **905 Churchill Crossing, LLC**, a Tennessee limited liability company (collectively, "Grantee"), all right, title and interest of Grantor in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described in Exhibit A.

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

<Signature page to follow.>

WITNESS my hand on this day, April 12, 2021.

Charles Barrett

Charles Barrett

Elizabeth Barrett

Elizabeth Barrett

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Charles Barrett** and **Elizabeth Barrett** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument as their free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, April 12, 2021.



Notary Public

My Commission Expires: _____

835526.1/020210250

EXHIBIT A

Land in Davidson County, Tennessee, being Unit 905, CHURCHILL CROSSING CONDOMINIUM, as established under Master Deed of record in Instrument No. 20050829-0103075, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Charles Barrett and wife, Elizabeth Barrett By Warranty Deed from Vann A. Smith and Gregory P. Brockway, both unmarried, of record in Instrument No. 20130129-0009306, in the Register's Office of Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of CHURCHILL CROSSING, as recorded in Plat Book 7900, Page(s) 25.

Charter of Condominium Association recorded in Book 7788, Page 924.

Conditions, covenants, reservations, requirements, restrictions, options, burdens, agreements, undertakings, assessments and other provisions contained in or incorporated by reference into the Master Deed establishing CHURCHILL CROSSING Condominium of record in Book 7792, Page 915, as amended by instrument(s) of record in Instrument No. 20050829-0103075; also subject to easements rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon.

Stormwater Detention Agreement recorded in Book 10779, Page 627.

The description is the same as that used in the last deed prior to this transaction.

This is improved property commonly known as 905 Churchill Crossing, Nashville, TN 37115.

True Copy Certification

I, Robert J. Hazard, 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

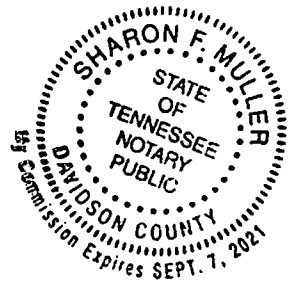
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Sharon F. Muller a notary public for this county and state, Robert J. Hazard, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WITNESS my hand and official seal on this day, April 12, 2021.

Sharon F Muller
Notary's Signature

My Commission Expires:



835526.1/020210250