This Instrument Prepared By & Return to:
Brentwood Title & Escrow, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
BW21097
Information in this document furnished by the parties and relied upon by the preparer of this document.

Karen Johnson Davidson County
Batch# 625703 DEEDQC
04/29/2021 11:53:15 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210429-0057516

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Scott B. Smith,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Hunter W. Smith, an unmarried man,** all my rights, title and interest in and to the following described real estate, to-wit:

PROPERTY ADDRESS: 6411 Charlotte Road, Unit 202, Nashville, TN 37209

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

BEING a certain Condominium Apartment in Davidson County, Tennessee, being Unit No. 202 as specified on the Plat shown in the Declaration of Covenants, Conditions and Restrictions, on the Plan of Flats at West Meade, a Condominium Development, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by the Declaration of Covenants, Conditions and Restrictions for Flats at West Meade, a Condominium Development, of record in Instrument Number 20191029-0111038, as amended in Instrument Number 20201008-0117351, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Declaration. Reference is hereby made to the Plan of Flats at West Meade, a Condominium Development, for placement of Units, as shown on Exhibits "C-1" and "C-2" to the Declaration of record in Instrument Number 20191029-0111038, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to Hunter W. Smith, an unmarried man, and Scott B. Smith, a married man, 50% interest each, as joint tenants with right of survivorship, by Warranty Deed from Craighead Partners, LLC, a Tennessee limited liability company, dated 11/6/2020 and recorded 11/9/2020 in Instrument Number 20201109-0131050, Register's Office for Davidson County, Tennessee.

Prior Sources of Title: BEING PART OF the same property previously conveyed to Craighead Partners, LLC, a Tennessee limited liability company, by Warranty Deed from Wayne Greer, dated 8/12/2019 and recorded 8/13/2019 in Instrument Number 20190813-0080510; and part of the same property previously conveyed to Wayne Greer by Warranty Deed of record in Instrument Number 20060814-0100046, and Quitclaim Deed of record in Instrument Number 20190719-0070970, Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 9th day of April, 2021.

Scott B. Smith

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF Smith

On this 9th day of April, 2021, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Scott B. Smith,** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Notary Public
My Commission Expires: June 22, 2022

ERIKA NIKOLE PURDY
Notary Public
STATE OF TEXAS
ID#13161698-2
My Comm. Exp. June 22, 2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 13th day of April, 2021.

Notary Public
My Commission Expires:

KIMBERLY BEARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-3-2023

Tax/Map ID & Parcel
102-04-0C-010.00 CO

New Owners:
Hunter W. Smith
6411 Charlotte Road, Unit 202
Nashville, TN 37209

Send Tax Bills to :
SAME / NEW OWNER