Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 410
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 649402 DEEDQC
06/04/2021 10:39:46 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210604-0075091

QUITCLAIM DEED

ADDRESS NEW OWNER:
DC Properties LLC
3610 Richland Avenue
Nashville, TN 37205

SEND TAX BILLS TO:
New Owner

MAP & PARCEL NO:
Map 158-09-0-A
Parcel 003.00

For and in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency whereof is mutually acknowledged, **Denise Cummins** (hereinafter called the GRANTOR), does hereby quitclaim and convey unto **DC Properties LLC, a Tennessee Limited Liability Company**, all of her rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> A certain condominium located in Davidson County, Tennessee, being Unit NO. 2-A of, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-1-1 et seq., of the Tennessee Code Annotated, under the Master Deed establishing Chickering Woods of record in Book 6521, page 647, amended in Book 6912, page 132, Registers office for Davidson County, Tennessee and subject to the provisions and requirements thereof and the By-Laws for the administration thereof, and all easements rights and interest 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 buildings thereof; said Unit being depicted on Exhibit "D" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Master Deed.
>
> Being the same property conveyed to Denis Cummins, unmarried by deed from Denise Cummins Moscheo and husband Joseph A. Moscheo, III of record in Instrument No. 20081211-0119378, Register's office for Davidson County, Tennessee, dated November 3, 2008.

This property is not the residence of the Grantor and is not a marital asset.

This is improved property known as **6304 Chickering Woods Drive, Nashville, TN 37205.**

Said property is conveyed 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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this 3 day of June, 2021.

GRANTOR:

Denise Cummins

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Denise Cummins** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 3 day of June, 2021.

NOTARY PUBLIC

My Commission Expires:
1-8-24

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 3 day of June, 2021.

NOTARY PUBLIC

My Commission Expires:
1-8-24

JAMES A. WAECHTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENNESSEE