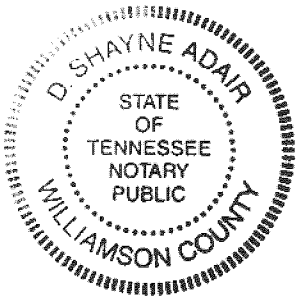
Prepared by:
615 Title, LLC
807 Bradford Ave
Nashville, TN 37204



STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 0 .

April D. Blackman
Affiant

Subscribed and sworn to before me this 8th day of June, 2021.

Notary Public
My commission expires: 6/13/2022

2021-340

Address of New Owner:	Send Tax Bills to:	Tax Information:
Erik Kaufmann	New Owner	
301 Demonbreun Street Unit 1711		093-06-0A-267.00-CO
Nashville, TN, 37201		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, **Wanda McCampbell, an unmarried woman,** hereinafter referred to as Grantor(s), by these presents, quitclaim and convey all of his/her/their right, title and interest unto **Erik Kaufmann, an unmarried man** hereinafter referred to as the Grantee(s), in and to the following tract or parcel of land, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 1711 of Encore, a Residential Condominium, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Encore, a Residential Condominium of record in Instrument No. 20080225-0018429, and Master Deed for Encore, a Master Condominium of record in Instrument No. 20080225-0018425, in the Register's 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 "C" to said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "B" to said Master Deed.

Being the same property conveyed to Erik Kaufmann, unmarried and Wanda McCampbell, unmarried by Warranty deed from Racalmuto Estates, LLC, an Illinois limited liability company of record in Instrument No. 20151021-0106877 Register's Office for Davidson County, Tennessee, dated October 14, 2015 and recorded on October 21, 2015.

This conveyance is subject to any and all restrictions and easements of record.

This is improved property located at **301 Demonbreun Street, Unit 1711, Nashville, TN 37201.**

Karen Johnson Davidson County
Batch# 653286 DEEDQC
06/09/2021 03:36:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210609-0077884

Witness my/our hands this ____ day of June, 2021.

Wanda Mc Campbell

Wanda McCampbell

STATE OF FLORIDA
COUNTY OF Orange

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Wanda McCampbell, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that the within instrument was executed for the purposes herein contained

Witness my hand and official seal at Winter Park, Florida, this 7th day of June, 2021.

SUZZETTE R. BRUCE
Notary Public - State of Florida
Commission # GG 212098
My Comm. Expires Apr 29, 2022

Notary Public
My Commission Expires: April 29, 2022

THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO PREPARER BY ONE OR MORE OF THE PARTIES AND PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF INFORMATION FURNISHED. NO TITLE SEARCH WAS REQUESTED OR PERFORMED. THE PREPARER OF THIS INSTRUMENT DID NOT PARTICIPATE IN THE CLOSING OF THIS TRANSACTION.

FLORIDA INDIVIDUAL ACKNOWLEDGMENT

F.S. 117.05

State of Florida

County of Orange

The foregoing instrument was acknowledged before me by means of

☑ physical presence or

☐ online notarization,

this 7 day of June, 2021, by

Wanda McCampbell, who is

(Name of Person Acknowledging)

☐ personally known to me or

☑ who has produced D-M251951387870 as

identification.

SUZZETTE R. BRUCE
Notary Public - State of Florida
Commission # GG 212098
My Comm. Expires Apr 29, 2022

(Signature of Notary Public)

(Notary Seal Stamp)

Description of Attached Document

Title or Type of Document: Quit Claim Deed

Document Date: 6/7/2021 Number of Pages: 2

Signer(s) Other Than Named Above: NA

TRUE COPY CERTIFICATION

I, D. Shayne Adair, 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.

D. Shayne Adair

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named D. Shayne Adair, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes herein contained.

April D. Wideman, Notary Public
My commission expires: 3/13/2023

APRIL D. WIDEMAN STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY