THIS INSTRUMENT PREPARED BY:
Martha C. Child, Attorney at Law
392 Harding Place, Suite 215
Nashville, TN 37211
615-834-4300

Karen Johnson Davidson County
Batch# 657558 **DEEDQC**
06/16/2021 08:03:50 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210616-0080895

(STATE OF TENNESSEE COUNTY OF DAVIDSON)

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is,
$ 0
Dexter M. Morrison **Affiant**
Subscribed and sworn before me this the
16 **Day of** June, 2021.
Brandi Wells, **Deputy Register**

QUITCLAIM DEED

Address New Owner:	**Send Tax Bills:**	**Map & Parcel Nos.**
Dexter Morrison 509 Country Way Court Antioch, TN 37013	Same	

For and in consideration of love and affection I, Dorothy Morrison, hereby conveys and quitclaims to my son Dexter Morrison, unmarried, his successors and assigns, all my right, title, and interest in and to the following described tract of land, situated and being in Davidson County, Tennessee, and is more particularly described as follows:

Unit No. G-2 Southern Hills Condominium created under Title 66, Chapter 27, Section 101 et. seq., as established by a Master Deed of record in Book 6594, page 502, as amended in Book 7044, page 209, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of the said Master Deed. Reference is hereby made to the Plat of Southern Hills Condominium as set forth in Exhibit A-2 of said Master Deed for a more complete identification and description of said unit.

Being the same property conveyed to Albert B. Morrison and wife Dorothy Morrison by Warranty Deed from Eddie Taylor of record in Instrument Number 20030212-001912. Register's Office for Davidson County, Tennessee. Albert B. Morrison died on May 18, 2021, a resident of Davidson County, Tenessee.

Subject to all matters of appearing on the plan of record; Subject to all matters appearing in the Master Deed of record in Book 6594, page 502; Book 7044, page 209, and By-laws of record in Book 6594, page 547, Register's Office for Davidson County, Tennessee.

Subject to Charter of Southern Hills Condominium Association, Inc. of record in Book 6576, page 69, Register's Office for Davidson County, Tennessee.

This is improved property known as 370 Wallace Road, Unit G-2, Nashville, Tennessee 37211.

Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the retention of a life estate in the property by the Grantor, including the right to receive the rental income.

Witness my hand this the 10 day of JUNE 2021.

Dorothy Morrison, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public, in and for said County and State, Dorothy Morrison, the within name bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 10 day of June, 2021.

My Commission Expires:

5-5-2025

MARTHA C. CHILES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public