Karen Johnson Davidson County
Batch# 683033 DEEDQC
07/26/2021 09:46:27 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210726-0099658

This Instrument Was Prepared By & Return To:
Gregory S. Perrone, PC
109 Westpark Drive, Suite 330
Brentwood, TN 37027

New Owner(s):	Send Tax Bills To:	Map and Parcel #
Indian Creek Homeowners Association **7003 Chadwick Drive, Suite 100** **Brentwood, TN 37027**	**Same**	**181030A20000CO** **181030A20100CO**

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, **Gregory S. Perrone, Trustee, with full power to transfer, convey, lease, mortgage or otherwise encumber, without joinders of any beneficiary,** by these presents does hereby quitclaim and convey unto **Indian Creek Estates Homeowners Association,** his heirs and assigns, all his right, title and interest in and to the following described tract of land:

All open space and common area, Indian Creek Estates, Section 4, of record in Plat Book 11700, page 15, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Gregory S. Perrone, Trustee, with full power to transfer, convey, lease, mortgage or otherwise encumber, without joinders of any beneficiary, by Warranty Deed from Benedict Marino and wife, Catherine M. Marion, dated August 16, 1996, of record in Book 10165, page 735, Registers Office for Davidson County, Tennessee.

This is unimproved property know as 0 Calderwood Drive, Antioch, TN 37013 and 0 Stecoah Street, Antioch, TN 37013.

THIS CONVEYANCE IS MADE SUBJECT TO TAXES FOR THE CURRENT YEAR, ANY AND ALL ZONING REGULATIONS, RESTRICTIONS, SETBACK LINES, EASEMENTS, AND ENCUMBRANCES OF RECORD, IF ANY, AS MAY AFFECT THE PREMISES.

The said Quitclaim Deed was prepared solely upon the information provided by the parties and no title examination or research was requested of or conducted by the preparer thereof.

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.

Gregory S. Perrone, Trustee

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 23 day of July, 2021, before me personally appeared **Gregory S. Perrone, Trustee**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described herein and who executed the foregoing instrument, and who acknowledged the execution of the same to be his free act and deed.

Witness my hand this 23 day of July, 2021.

Notary Public
My commission expires: 8-7-23

KIM SEWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer of property is $ 0 and no other monetary consideration.

Affiant

Sworn to and subscribed before me this 23 day of July, 2021.

Notary Public
My commission expires: 8-7-23

KIM SEWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY