Karen Johnson Davidson County
Batch# 693460 DEEDQC
08/09/2021 01:56:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210809-0107047

QUITCLAIM DEED

FROM: Nashville Condo, LLC

This instrument was prepared by:
C. Mark Carver, Esq.
Sherrard Roe Voigt & Harbison, PLC
150 3rd Avenue South, Suite 1100
Nashville, TN 37201

TO: Bruce R. Evans and Bridgitt B. Evans,
as joint tenants with rights of survivorship

Address New Owner(s) as Follows:	Send Tax Bills To:	Map/Parcel Number:
Bruce R. Evans and Bridgitt B. Evans 900 20th Avenue South, #1705 Nashville, TN 37212	Same	092-16-0E-187.00CO

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.

C. Mark Carver
Affiant

Sworn to and subscribed before me, this 6th day of August, 2021.

Kitty Martin
Notary Public

My Commission Expires: 10-2-2023

KITTY MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMM. EXP. OCTOBER 2, 2023

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Nashville Condo, LLC**, a Tennessee limited liability company (hereinafter called the "Grantor"), by these presents does quitclaim, transfer and convey unto **Bruce R. Evans and Bridgitt B. Evans, as joint tenants with rights of survivorship** (hereinafter called the "Grantee"), and Grantee's successors and assigns, all of Grantor's interest as owner in a certain real property in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference, and any and all improvements thereon.

IN WITNESS WHEREOF, Grantor has caused this Quitclaim Deed to be executed effective as of the 4TH day of AUGUST, 2021.

GRANTOR: Nashville Condo, LLC,
a Tennessee limited liability company

By: _____

Title: MANAGER

Commonwealth
STATE OF Massachusetts
COUNTY OF Suffolk)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Bruce R. Evans, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the manager of Nashville Condo, LLC, the within named bargainor, a limited liability company, and that he as such manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the a limited liability company by himself as manager.

Witness my hand and seal at office in Boston, Massachusetts this 4th day of August, 2021.

Sandra J Knott
Notary Public

My Commission Expires: February 27, 2026

Sandra J Knott
Notary Public
COMMONWEALTH OF MASSACHUSETTS
My Commission Expires
February 27, 2026

EXHIBIT A

PROPERTY DESCRIPTION

Land in Davidson County, Tennessee, being Unit 1705, together with the appurtenant interest in the common elements of The Adelicia, a condominium, a horizontal property regime established by Master Deed, of record in Instrument No. 20060222-0020964, amended and restated in Instrument No. 20071212-0143307, amended in Instrument No. 20090818-0077786, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking Spaces Numbers 339 & 340 and Storage Space Number 113, which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to Nashville Condo, LLC by Warranty Deed dated June 17, 2019 from Leslie S. Maclellan, Successor Trustee of The Woodmont Trust dated October 9, 2013 in Instrument No. 20190620-0059813, in the Register's Office of Davidson County.

CERTIFICATE OF AUTHENTICITY

I, C. Mark Carver, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on August 4, 2021.

C. Mark Carver

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 6th day of August, 2021.

Notary Public

My Commission Expires: 10/2/2023

KITTY MARTIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMM. EXP. OCTOBER 2, 2023

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