THIS INSTRUMENT PREPARED BY:
JANICE STANLEY WALDEN
ATTORNEY AT LAW
P. O. BOX 121541
ACKLEN STATION
NASHVILLE, TN 37212

ADDRESS NEW OWNER: **TOMARIS SANTEZ HAMBRICK, SR.**
1249 Havenbrook Drive
Nashville, TN 37207

Send Tax Bills to: **NVR Mortgage Finance, Inc**
555 Southpointe Boulevard
Suite 300
Canonsburg, PA 15317

Karen Johnson Davidson County
Batch# 705449 DEEDQC
08/26/2021 12:04:43 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210826-0115419

MAP AND PARCEL: **050020A27900CO**

QUIT CLAIM DEED

For and in consideration of the financial settlement of the parties as reflected in the Marital Dissolution Agreement incorporated into the final decree of divorce in the case of TOMARIS SANTEZ HAMBRICK V. NICHOLE LAJUAN HAMBRICK, Docket No. 21D-683, in the Third Circuit Court of Davidson County, the receipt of which is hereby acknowledged, NICHOLE LAJUAN HAMBRICK, Grantor, does hereby bargain, sell, remise, quitclaim, transfer and convey unto TOMARIS SANTEZ HAMRICK, SR., Grantee, his heirs, successors and assigns, forever, all right, title and interest in and to the following described real estate located in Davidson County, State of Tennessee, to-wit:

Land in Davidson County, Tennessee, being Unit No. 279 on the Plan of Belle Arbor Townhomes, as Townhome Planned Unit Development, Horizontal Property Regime with Private Elements, filed as Exhibit to and established by Amended and Restated Declaration of Covenants, Conditions and Restrictions for Belle Arbor and Declaration of Covenants, Conditions and Restrictions for Belle Arbor Townhomes, as Townhome Planned Unit Development, Horizontal Property Regime with Private Elements, of record in Instrument No. 20171116-0117974 and corrected by Scrivener's Affidavit of record in Instrument No. 20171122-0119839, amended by First Amendment to the Amended and Restated Declaration of Covenants, Conditions and Restrictions for Belle Arbor and Declaration of Covenants, Conditions and Restrictions for Belle Arbor Townhomes, a Townhome Planned Unit Development of

record in Instrument No. 2018019=05-0001817 further amended by Second Supplement and Amendment to the Amended and Restated Declaration of Covenants, Conditions and Restrictions for Belle Arbor and Declaration of Covenants, Conditions and Restrictions for Belle Arbor Townhomes, a Townhome Planned Unit Development (Annexing Section 5A Property) of record in Instrument No. 20190708-0066428 Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description.

This the same description as in the previous deed of record

Being the same property conveyed to Tomaris Santez Hambrick, Sr. by Warranty Deed dated February 27, 2020, from NVR, Inc., a Virginia Corporation T/A Ryan Homes of record, Instrument No. 20200228-0022231, Register's Office for Davidson County, Tennessee.

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

This is improved property, known as 1249 Havenbrook Drive, Nashville, TN 37207.

IN TESTIMONY WHEREOF I have executed this instrument this the 12th day of June 2021.

Nichole LaJuan Hambrick

NICHOLE LAJUAN HAMBRICK

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named NICHOLE LAQUAN HAMBRICK, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that he/she executed the within Quit Claim Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this the 12th day of June 2021.

Janice Lynn Walden

My Commission Expires November 6, 2023 **NOTARY PUBLIC**

JANICE LYNN WALDEN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

This is a tax-exempt transfer of appreciated Property between spouses as provided in the final decree of divorce. TCA 66-5-209(6)