BOX 10-A

This Instrument Prepared By and Returned To:
Kevin D. Montgomery, Attorney at Law
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 708238 DEEDQC
09/01/2021 11:00:17 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20210901-0117783

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Kirk Bewer 5821 Maxon Drive Nashville, TN 37209	SAME	091 10 0 287.00

I, **Kristof Bewer, married,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Kirk Bewer,** in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Unit A of Homes at 5821 Maxon Drive, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at 5821 Maxon Drive, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20200911-0103626, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 5821 Maxon Drive, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20200911-0103626, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being part of the same property conveyed to Kirk Bewer, unmarried and Kristof Bewer, married, as tenants in common with right of survivorship, by Warranty Deed from JHAS Properties Corp., a Tennessee Corporation, of record in Instrument No. 20200902-0099692, in the Register's Office of Davidson County, Tennessee, dated August 31, 2020, and recorded on September 2, 2020.

Subject to all matters of record affecting the premises

This has never been the marital residence of the Grantor.

This deed was prepared based on information provided by the parties and without the benefit of a title search.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 31 day of Aug., 2021.

x as Attorney in fact for Kristof Bewer

Kirk Bewer as Attorney in Fact for
Kristof Bewer

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 31 day of August, 2021, before me personally appeared Kirk Bewer, to me known to be the person who executed the foregoing instrument on behalf of Kristof Bewer and acknowledged that he executed the same as the free act and deed of Kristof Bewer.

WITNESS my hand and seal this 31st day of August, 2021.

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires 10/2/23

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 31 day of August, 2021.

Notary Public

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

GF 10/2/23