Karen Johnson Davidson County
Batch# 710896 DEEDQC
09/07/2021 11:37:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210907-0119511

Prepared By and Return To:

Concord Title
3000 Meridian Blvd., Suite 290
Franklin, TN 37067

State of Tennessee

County of Williamson

The actual consideration of true value whichever is greater is $0.00

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES WITHOUT THE BENEFIT OF A TITLE EXAMINATION. CONCORD TITLE LLC, SHALL NOT BE RESPONSIBLE 2021. OR LIABLE FOR THE ACCURACY OF THE FACTS STATED HEREIN

Affiant

Subscribed and sworn to before me this 30th day of

BETHANY D. SCOTT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Notary Public

My Commission Expires: 3/7/22

QUIT CLAIM DEED

OWNER **SEND TAX BILLS TO:** **MAP & PARCEL**

410 Nashville, LLC
1900 Cabana Drive
San Jose, CA 95125

New Owner

092-09-3E-006.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, We, **Luis Santizo and Nicole Santizo, husband and wife,** HEREINAFTER CALLED THE GRANTOR, DO HEREBY QUITCLAIM, TRANSFER AND CONVEY ALL MY RIGHT, TITLE AND INTEREST UNTO, **410 Nashville, LLC, a Tennessee limited liability company,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 6 on the Plan of 36th Avenue North Townhomes, a Horizontal Property Regime with Private Elements, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Declaration of Covenants, Conditions and Restrictions for 36th Avenue North Townhomes, a Horizontal Property Regime with

Private Elements, of record in Instrument No. 20170427-0041368, and amended in Instrument No. 20190207-0011617, and in Instrument No. 20190521-0047858, and Attorney's Certificate of record In Instrument No. 20190610- 0055489, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto.

Reference is hereby made to the Plan of 36th Avenue North Townhomes, shown on Exhibit "C" to the Declarations of record in Instrument No. 20170427-0041368, Register's Office for Davidson County, Tennessee, for a more complete identification and description of said unit.

Being the same property conveyed to Green Light Real Estate Development, LLC, a Tennessee Limited Liability Company by Warranty deed from Carbine & Associates, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20170314-0024890 Register's Office for Davidson County, Tennessee, dated March 13, 2017 and recorded on March 14, 2017.

Being a portion of the same property conveyed to Matthew Milam and Lauren Milam, husband and wife by Warranty deed from Carbine & Associates, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20190812-0080316 Register's Office for Davidson County, Tennessee, dated August 09, 2019 and recorded on August 12, 2019.

Being the same property conveyed to Luis Santizo and Nicole Santizo, husband and wife, by Warranty deed from Matthew Milam and Lauren Milam, husband and wife, of record in Instrument No. 20210813-0109734, Register's Office for Davidson County, Tennessee, dated August 11, 2021 and recorded on August 13, 2021.

Being also known as 410 36th Avenue N Nashville, TN 37209

This conveyance is made subject to any and all matters, restrictions and/or easements of record.

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.

Witness my hand this 30th day of August, 2021.

Luis Santizo

Nicole Santizo

Nicole Santizo

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, **Luis Santizo and Nicole Santizo**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes herein contained.

Bethany D. Scott

Notary Public

My Commission Expires: 3/7/22

BETHANY D. SCOTT STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Certificate of Authenticity

I, Nick Harris, 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 8-30-21.

Date

Affiant Signature

8-30-21
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 30th day of August, 2021.

Notary's Signature

My Commission Expires: 4/27/2025
Date

Notary's Seal (if on paper)

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON