Karen Johnson Davidson County
Batch# 719521 DEEDQC
09/20/2021 09:45:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210920-0125739

This Instrument
Prepared By:

Garside & Hunter, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION 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, **Emily Forsythe, a married woman,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of her interest and conveys unto, **Emily Forsythe and Royce Evan Gracey, wife and husband,** 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:

A certain condominium located in Davidson County, Tennessee, being Unit TH-02 of Lofts IV & V Condominiums, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Werthan Lofts IV & V Condominiums, of record in Instrument 200701170006776 amended in Instrument 200712200146056 and Instrument 200802110013846, as corrected by Scrivener's Affidavit of record in Instrument 200801180006036, in the Register's Office for Davidson County, Tennessee and subject to the provisions and requirements thereof, and the By-laws for the administration thereof, and all easement, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof, said Unit being depicted on Exhibit B-1 in the Amendment to Master Deed in Instrument 200712200146056 to said Amended Master Deed, together with a percentage interest in the common elements and voting percentage as set forth in Exhibit I) to said Amended Master Deed.

Being the same property conveyed to Emily Forsythe, an unmarried woman by Warranty deed from Amanda Jane Holt, a single person of record in Instrument No. 20200717-0078982 Register's Office for Davidson County, Tennessee, dated July 17, 2020 and recorded on July 17, 2020.

Being also known as 1352 Rosa L Parks Blvd #401 TH-2 Nashville, Tennessee 37208.

IN WITNESS WHEREOF, We have hereunto set out hands on this 16 day of September, 2021.

Emily Forsythe

STATE OF TN)
COUNTY OF Davidson)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Emily Forsythe, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument.

Witness my hand and seal this 16th day of September, 2021.

Notary Public

My Commission Expires: 01-06-2025

Jill Neely
STATE OF TENNESSEE NOTARY PUBLIC
County of Davidson

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Emily Forsythe and Royce Gracey 1352 Rosa L Parks Blvd #401 Nashville, TN 37208	Same	Davidson County: 081-12-0B-539.00-CO

STATE OF TN)
COUNTY OF Davidson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Affiant

Sworn to and subscribed before me 16th day of September, 2021.

Jill Neely
STATE OF TENNESSEE NOTARY PUBLIC
County of Davidson

Notary Public

My Commission Expires:

01 - 06 - 2025

Certificate of Authenticity

I, Emily Manno, 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 _____.

Date

Emily Manno
Affiant Signature

Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this _____ day of September, 2021.

Leslie Garside
Notary's Signature

My Commission Expires: 1/3/23
Date

Notary's Seal (if on paper)

LESLIE GARSIDE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON