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Karen Johnson Davidson County
Batch# 726044 DEEDQC
09/29/2021 09:10:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210929-0130619

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $-0-.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 27th DAY OF September, 2021.

NOTARY PUBLIC

My Commission expires: 9-6-2022

FROM:
Sandra S. Flanigan-Schaap

TO:
I. Dyke Tatum, Trustee

FROM:
I. Dyke Tatum, Trustee

TO:
Sandra S. Flanigan-Schaap and Elizabeth Bertani

THIS INSTRUMENT PREPARED BY

Esquire Title & Escrow Inc. 30 Burton Hills Blvd., Ste 200, Nashville, TN 37215

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NUMBERS:
Sandra S. Flanigan-Schaap and Elizabeth Bertani 1118 Granny White Court Nashville, TN 37204	**SAME**	**131080F01400CO**

Quitclaim Deed

For and in Consideration of the sum of $10.00 cash in hand paid and for the express purpose of making a re-conveyance for the purpose of creating tenants in the entirely with the rights of survivorship I, **Sandra S. Flanigan-Schaap** by these presents do hereby quitclaim and convey unto **I. Dyke Tatum, Trustee**, his successors and assigns, the following described tract or parcel of land, to wit:

Land in Davidson County, Tennessee, being Unit 4B of Harding Heights Condominiums, a horizontal property regime located on Granny White Court, Nashville, Tennessee, as established by Master Deed of Record in Instrument No. 20040521-0059693 and Supplement and Amendment No. 6 on the Master Deed of Harding Heights Condominiums of record in Instrument No. 20101119-0092636, Register's Office, Davidson County, Tennessee. Said Unit as shown on Exhibit "A" to the supplement and amendment No. 6 to the Master Deed of Harding Heights Condominiums of record in Instrument No. 20101119-0092636 and Correction to the Supplement and Amendment No. 6 to the Master Deed of Harding Heights Condominiums of record in Instrument No. 20110408-0027188 and being located upon part of Lot No. 4 on the Plan of Harding Heights of record in Plat Book 4300, Page 95, Register's Office for Davidson County, Tennessee to which references are hereby made for a more complete and accurate description.

Being the same property conveyed to Sandra S. Flanigan-Schaap and husband, Mark Otto Schaap by Quitclaim Deed from Michael J. Philbin, Trustee of record in Instrument No. 20140718-0063625, Register's Office for Davidson County, Tennessee. Mark Otto Schaap died on November 24, 2019 and is survivied by his spouse, Sandra S. Flanigan-Schaap.

unimproved ( )
This is improved (X) **property known as: 1118 Granny White Court, Nashville, TN 37204**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

And now, I, the said unto **I. Dyke Tatum, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby Quitclaim and convey unto **Sandra S. Flanigan-Schaap and Elizabeth Bertani as tenancy by the entirety with rights of survivorship**, heirs and assigns the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WEREOF, we have hereunto set our hands this 27th day of September, 2021.

Sandra S. Flanigan-Schaap

Sandra S. Flanigan-Schaap

I. Dyke Tatum, Trustee

I. Dyke Tatum, Trustee

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Sandra S. Flanigan-Schaap** the bargainors, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of September, 2021.

My Commission expires:
September 6, 2022

Theresa L. Smith

Theresa L. Smith Notary Public

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
County of DAVIDSON }

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **I. Dyke Tatum, Trustee**, the bargainor, with whom I am personally acquainted (or proved to me in the basis of satisfactory evidence), and who acknowledged that **he** executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 27th day of September 2021.

My Commission expires:
September 6, 2022

Theresa L. Smith

Theresa L. Smith Notary Public

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.