AFTER RECORDING RETURN TO:
Priority Title & Escrow
641 Lynnhaven Pkwy Suite 200
Virginia Beach, VA 23452
File No. 072131000

Karen Johnson Davidson County
Batch# 728872 DEEDQC
10/01/2021 12:07:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20211001-0132382

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Parcel ID No.: 072 14 0T 002.00

QUIT CLAIM DEED

THIS DEED made and entered into on this 21ST day of September, 2021, by and between **Eric G. Odiorne, an unmarried man**, a mailing address of 1616B Northview Avenue, Nashville, TN 37216, hereinafter referred to as Grantor(s) and **Eric G. Odiorne, an unmarried man and Ariadne K. Taylor, an unmarried person, as joint tenants with the right of survivorship**, a mailing address of 1616B Northview Avenue, Nashville, TN 37216, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Property Address: 1616B Northview Avenue, Nashville, TN 37216

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Eric G. Odiorne

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned Notary Public of the aforesaid County and State, Eric G. Odiorne, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office in Tennessee, this 28 day of September, 2021.

Notary Public Tracey Y. Dixon
My Commission expires: 9-2-2024

TRACEY Y. DIXON
NOTARY PUBLIC
TENNESSEE
DAVIDSON COUNTY

No title exam performed by the preparer. Legal description and party's names provided by the party.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 21st day of September, 2021.

Notary Public Tracey Y. Dixon
My Commission Expires: 9-2-2024

TRACEY Y. DIXON
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

Name and address for person(s) responsible for taxes:

Eric G. Odiorne and Ariadne K. Taylor
1616B Northview Avenue
Nashville, TN 37216

Name and address of property owner:

Eric G. Odiorne and Ariadne K. Taylor
1616B Northview Avenue
Nashville, TN 37216

EXHIBIT A
LEGAL DESCRIPTION

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 1616-B of the Homes at 1616 Northview Avenue, as established in Declaration of Covenants, Conditions and Restrictions for Homes at 1616 Northview Avenue, a Horizontal Property Regime with Private Elements of record in Instrument No. 20140513-0041109, Register's Office for Davidson County, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

Being all and the same lands and premises conveyed to Eric G. Odiorne by Nichole B. Young in a Warranty Deed dated 11/17/2016 and recorded 11/22/2016 in Instrument No. 20161122-0123347 in the Land Records of Davidson County, Tennessee.

Parcel ID Number: 072 14 0T 002.00

Property Commonly Known As: 1616B Northview Avenue, Nashville, TN 37216

Tennessee Certification of Electronic Document

I, Diana Oblisk, 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 09/21/2021 (date of document).

Diana Oblisk

Affiant Signature

09/29/2021

Date

State of Virginia

County of ~~City~~ Virginia Beach

Sworn to and subscribed before me this 29th day of Sept., 2021.

Janice Crawford

Notary's Signature

JANICE L. CRAWFORD NOTARY PUBLIC REG # 295102 MY COMMISSION EXPIRES 7/31/2024 NOTARY'S SEAL COMMONWEALTH OF VIRGINIA

MY COMMISSION EXPIRES: 7/31/24