Karen Johnson Davidson County
Batch# 729938 DEEDQC
10/04/2021 03:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211004-0133330

This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
Brett M. Fromhold 124 Plantation Court Nashville, TN 37221	same	142 05 0A 022.00

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, the undersigned, John Fromhold (the "Grantor"), does hereby quitclaim, transfer and convey all his right, title and interest in and to the following described property to Brett M. Fromhold (the "Grantee"), in fee simple, said property being a tract or parcel of land in Davidson County, State of Tennessee, and any improvements thereon (the "Property"), more particularly described as follows:

Land in Davidson County, Tennessee being Unit No. D-4, together with the Carport designated No. D-4-C, in River Plantation, Section Two, a Condominium, a Horizontal Regime, located on Plantation Court, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantations, Section Two, Condominium Apartments, recorded in Book 4460, Pages 136 and 137, of the Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4661, Page 374, of the 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 property, apartments, co-owners and tenants of River Plantation, Section Two, Condominium Apartments, contained in the Master Deed and the Bylaws appended thereto, recorded in Book 4661, Page 374, of the Register's Office of Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof as though copied herein.

Being the same property conveyed to John Fromhold by Warranty Deed from Thomas Trifon Atanasov of record in Instrument No. 20200413-0038233 Register's Office for Davidson County, Tennessee, dated April 10, 2020 and recorded on April 13, 2020.

The legal description is the same as the previous deed of record.

This is improved property known as 124 Plantation Court, Nashville, TN 37221.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

IN WITNESS WHEREOF, the Grantor has executed this instrument to be effective as of the 15th day of October, 2021.

x _____
John Fromhold, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared John Fromhold, Grantor, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 21st day of Sept., 2021.

_____
Notary Public

My Commission Expires: 3/3/2025

HAJEEN MSALEH
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 03, 2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is a gift. The actual consideration for the transfer is zero dollars ($0.00)

x _____
John Fromhold, Affiant

Subscribed and sworn to before me this 20th day of September, 2021.

_____
Notary Public

My Commission Expires: 09/02/24

ANGY GADALLA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires September 02, 2024

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CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, 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 10/01/2021.

Carla L Lovell

Carla L. Lovell

9-28-2021

Date

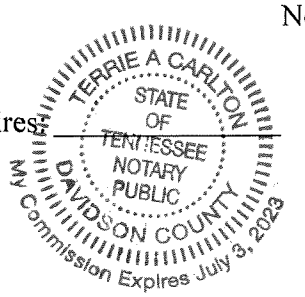
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 28th day of September, 2021.

Terrie A. Carlton

Notary Public

My Commission Expires:



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