Karen Johnson Davidson County
Batch# 740369 DEEDQC
10/20/2021 02:37:46 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20211020-0141065

QUITCLAIM DEED

FROM: Daniel M. Buckley
800 19th Avenue South #909
Nashville, TN 37203

This Instrument was Prepared by:
Cathy Speers Johnson
Thompson Burton PLLC
1801 West End Avenue, Stet. 1550
Nashville, Tennessee 37203

TO: Andy L. French II
719 Douglas Avenue #2
Nashville, TN 37207

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Andy L. French II 719 Douglas Avenue #2 Nashville, TN 37207	Same	071-16-0A-024.00-CO

AFFIDAVIT

STATE OF Tennessee)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled ***Daniel Martin Buckley v. Andy Lee French II,*** **Civil Action No. 21D-772, Circuit Court for Davidson County, Tennessee** and that there was no other consideration given for the transfer.

Andy L. French II, Affiant

Sworn to and subscribed before me, this the 18th day of October, 2021.

KARA L. WALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 05-02-2022

Notary Public

My Commission Expires:

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement

executed in that certain case styled ***Daniel Martin Buckley v. Andy Lee French II,*** **Civil Action No. 21D-772, Circuit Court for Davidson County, Tennessee**. Accordingly, Daniel M. Buckley does hereby quitclaim unto the said ANDY L. FRENCH II, his heirs, successors, and assigns, all of his right, title and interest in and to that 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. 24 on the Plan of The Flats at Highland Heights of record in Declaration of Covenants, Conditions and Restrictions for The Flats at Highland Heights, a Horizontal Regime with Private Elements, in Instrument No. 20150203-0010060, as amended in Instrument No. 20150609-0054331, and in Instrument No. 20151117-0116729, said plan being shown on Exhibit B to the amendment in Instrument No. 20150609-0054331, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property previously conveyed to Andy L. French II, a married man, and Daniel M. Buckley, a married man, by Warranty Deed from D223, LLC, a Tennessee, limited liability company, of record at Instrument No. 20160808-0082447, Register's Office for Davidson County, Tennessee, dated August 4, 2016, and recorded on August 8, 2016.
>
> This is improved property known as 719 Douglas Avenue #2, Nashville, TN 37207.

Witness my hand this 16 day of August, 2021.

DANIEL MARTIN BUCKLEY

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Jackie Dusek, a Notary Public of said County and State, Daniel Martin Buckley, whose identity was 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 official seal at Nashville, Tennessee, this 16 day of August, 2021.

NOTARY PUBLIC

JACKIE B. DUSEK
STATE OF TENNESSEE
NOTARY PUBLIC
ROBERTSON COUNTY, TENN.

My Commission Expires: 1-31-23