Karen Johnson Davidson County
Batch# 749217 DEEDQC
11/04/2021 10:48:50 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20211104-0147563

This Instrument Prepared By and Return To:
The Closing Company Title & Escrow, LLC
8005 Church St. E, Ste 219
Brentwood, TN 37027

Address New Owners:	Send Tax Bills To:	Map & Parcel Numbers:
Joshua Andrew Truitt	Studio Bank	105-01-2E-1.00
Mallory Ann Liebman	124 12th Ave S., Ste 400	
901 Southside Place	Nashville, TN 37203	
Nashville, TN 37203		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Joshua Truitt, an unmarried person,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **Joshua Andrew Truitt and Mallory Ann Liebman, Joint Tenants with Rights of Survivorship**, their heirs and/or assigns, in and to the following tracts of land in Davidson County, Tennessee, described as follow, to-wit:

Land in Davidson County, Tennessee, being Unit A of the Homes at Southside, a planned unit development, as shown on Exhibit "C" in the Declaration Of Covenants, Conditions and Restrictions for Homes at Southside, a Horizontal Property Regime With Private Elements pursuant to Tennessee Code Annotated Section 66-27-103(b) of record in Instrument Number 20160609-0058334, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said unit. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at Southside, a Horizontal Property Regime contained in said Declaration, the plat filed at Exhibit "C" to said Declaration appearing in Instrument Number 20160609-0058334 and Bylaws appended thereto as Exhibit "B", said Register's Office, are incorporated herein by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Joshua Truitt, an unmarried person by Warranty Deed from Edgehill Investments, LLC, a Tennessee limited liability company, executed September 12, 2019 and filed for record in Instrument Number 20190920-0095591, Register's Office for Davidson County, Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises. This instrument was prepared based on information provided by the parties, no title search or legal advice has been given in the preparation of this document.

IN WITNESS WHEREOF, I have hereunto set my hand on this 2nd day of November 2021.

Joshua Truitt

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

WITNESS my hand and official seal this the 2nd day of November 2021.

Notary Public

My Commission Expires: 7/9/22

PAM McBROOM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 2 day of November 2021.

Notary Public

My Commission Expires: 7/9/22

PAM McBROOM STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY