Karen Johnson Davidson County
Batch# 761253 DEEDQC
11/24/2021 03:32:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211124-0156537

THIS INSTRUMENT PREPARED BY: **Jennifer S. Ghanem, Esq.** **The Row Title & Escrow, LLC** **20 Music Square West, Suite 200** **Nashville, TN 37203** MELANIE BROWN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 05, 2025	STATE OF TENNESSEE) COUNTY OF Davidson) The actual consideration or value, whichever is greater, for this transfer is: $-0- Affiant Subscribed and sworn to before me, this 17th day of November, 2021. Notary Public My Commission Expires:

QUITCLAIM DEED

Address New Owner: 2122 9th Ave LLC 2644 Paddock Park Dr. Thompson Station, TN 37179	Send Tax Bills to: New Owner	Map Parcel No. 081-03-4A-008.00CO

FOR AND IN CONSIDERATION OF the sum of Ten ($10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged **GEORGY S. VARGHESE AND STEPHANIE ELIZABETH VARGHESE, MARRIED** (collectively "Grantor"), by these presents, do hereby quitclaim and convey unto **2122 9th AVE, LLC, A TENNESSEE LIMITED LIABILITY COMPANY,** and its heirs, successors and assigns ("Grantee"), all of Grantor's rights, title and interest in and to certain tract or parcel of land in Davidson County being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 8 on the plan of Metro North, as shown on Exhibit "B" to the Declaration of Covenants, Conditions and Restrictions of Metro North, a Horizontal Property Regime with Private Elements of record as Instrument No. 20170410-0035027, corrected as Instrument No. 20200326-0032892, and amended as Instrument Nos. 20180621-0060111 and 20180723-0071653, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.

Being the same property conveyed to Georgy S. Varghese and Stephanie Elizabeth Varghese, by deed from Rhonda L. Sausedo, of record as Instrument No. 20211014-0138283, said Register's Office.

This is improved property known as: **2122 9th Avenue North, Nashville, TN 37208.**

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

Witness my hands this 19th day of November, 2021, the bargaining party, having cause my name to be signed hereto on said day and date.

GRANTORS:

GEORGY S. VARGHESE

STEPHANIE ELIZABETH VARGHESE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **GEORGY S. VARGHESE and STEPHANIE ELIZABETH VARGHESE** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged such person to be the within named bargainor, and that such person, executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal at office this 19th day of November, 2021.

Notary Public
My Commission Expires: _____

MELANIE BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 05, 2025

Tennessee Certification of Electronic Document

I, Margaret Philpott 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 **11/19/2021** (date of document).

Affiant Signature

11/19/2021
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this **19** day of **November**, 2**021**.

Notary's Signature

MY COMMISSION EXPIRES: 05/05/2025

NOTARY'S SEAL

