THIS INSTRUMENT PREPARED BY:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067
(615)599-9959

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 the 30th day of November, 2021.

Notary Public
My Commission Expires: 11-5-2024

LORI PATTERSON
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Karen Johnson Davidson County
Batch# 764463 DEEDQC
12/01/2021 12:49:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211201-0158855

Address New Owner:	Send Tax Bills To:	Map-Parcel No.:
Frederic Herlory and Jessica Herbert 709 Garfield Street Nashville, TN 37208	New Owner	081-08-4T-002.00-CO

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of no dollars and no cents, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Frederic Herlory,** ("Grantors"), have bargained and sold, and by these presents does hereby Quitclaim and convey unto **Frederic Herlory and Jessica Herbert, husband and wife** ("Grantees"), their heirs and assigns, all of their right, title and interest in and to that certain real property in **Davidson County**, Tennessee, together with all rights, privileges and appurtenances thereto and any improvements thereon (the "Premises"), as more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 709 as established in Declaration of Covenants, Conditions and Restrictions for Homes at 1623 & 1625 7th Avenue North, a Horizontal Property regime with Private Elements of record at Instrument No. 20161109-0118847, and Amended in Instrument No. 20180319-0025609, in the 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 the same property conveyed to Frederic Herlory, a single man by Warranty Deed from Kirtley Whittington, a married man and James Reynolds Whittington, a married man of record in Instrument No. 20191001-0100155, Register's Office for Davidson County, Tennessee, dated September 27, 2019 and recorded on October 1, 2019.

All information has been supplied by the parties involved. No title search has been performed and preparer takes no liability as to the accuracy of the information contained herein.

This is improved property known as 708 Garfield Street, Nashville, TN 37208.

IN WITNESS WHEREOF, Grantor(s) have executed this instrument as of the 8 day of November, 2021.

GRANTOR(S):

Frederic Herlory

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said County and State, Frederic Herlory, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 8 day of November, 2021.

Notary Public

My Commission Expires: 5/2/22

SARAH SIMMONS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Lori Patterson, do hereby make oath that I am a licensed attorney and/or 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 NOV 8, 2021.

Affiant
Date: November 15, 2021

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn to and subscribed before me this 15 day of November 2021.

Notary Public

My Commission Expires: 11/5/2024

JESSICA FRENKEL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY