Karen Johnson Davidson County
Batch# 773407 DEEDQC
12/14/2021 10:57:15 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20211214-0165153

This Instrument Prepared by Grantors:
Erin Marie Pease and Jose Francisco Alvarado Arroyo
3934 Cambridge Avenue
Nashville, TN 37205

Transfer Tax: $_____

QUITCLAIM DEED

Property Address: 3934 Cambridge Avenue, Nashville TN 37205
Map & Parcel Number: 103-08-0G-002.00-CO

WITNESSETH: For no consideration, and in order to change the form of holding title only, **Erin Marie Pease and Jose Francisco Alvarado Arroyo, wife and husband,** (hereinafter referred to as Grantor), whose mailing address is 3934 Cambridge Avenue, Nashville, TN 37205, do now hereby remise, release and forever **QUITCLAIM** any and all interest they may have in said real property, described below situated in the County of Davidson, in the State of Tennessee **subject to** all taxes, covenants, conditions, reservations, assessments, restrictions, mortgages, liens, rights of way and easements of record, of whatsoever kind and nature to:

KATHERINE CAMERON WHATLEY, AS TRUSTEE OR THE SUCCESSOR TRUSTEES UNDER CAMBRIDGE TRUST,
DATED 11/30, 20 21,
(hereinafter referred to as Grantee) whose mailing address is
508 Acklen Park Drive, Nashville, TN 37205

A 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. 3934, on the Plan of Cambridge East Condominiums, as established under Exhibit "C" of Master Deed of record in Instrument No. 20070201-0013232, in the Register's Office for Davidson County, Tennessee Plan

reference is hereby made for a more complete description of the property.

Being the same property conveyed to Erin Marie Pease and Jose Francisco Alvarado Arroyo, wife and husband, the Grantors herein, by Warranty Deed dated October 27, 2020 from Brett W. Bailey, filed for record on October 30, 2020 as Instrument Number 20201030-0127177, in the Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) any and all applicable governmental and/or zoning regulations; (2) property taxes for current year and subsequent years which Grantee assumes and agrees to pay; and (3) All matters shown on the Plan of record, Register's Office for Davidson County, Tennessee

When the context requires, singular nouns and pronouns include the plural, and pronouns shall be construed according in their proper gender and number according to the context hereof.

This conveyance is made and accepted, and said realty is hereby transferred **SUBJECT TO** any taxes, conditions, covenants and restrictions, liens, encumbrances and mortgages now of record (all of which are hereby incorporated herein by this reference into the body of this Instrument as though fully set forth herein), and which shall run with the land and be binding on any transferees, and their successors and assigns.

This instrument was prepared based on information furnished by the parties, no independent title search has been made, and tax certificates were not obtained.

Property Owner & Address:	CAMBRIDGE TRUST 508 Acklen Park Drive Nashville, TN 37205
Map & Parcel Number:	103-08-0G-002.00-CO
Property Address:	3934 Cambridge Avenue Nashville TN 37205
Mail Recorded Deed and Mail Tax Bills To:	CAMBRIDGE TRUST 508 Acklen Park Drive Nashville, TN 37205

IN WITNESS WHEREOF, this Instrument is Executed.

11/30/2021
Date

Erin Marie Pease, Grantor

11/30/2021
Date

Jose Francisco Alvarado Arroyo, Grantor

ACKNOWLEDGMENT

State of Tennessee)
) ss.:
County of Davidson)

On 30th of November, 2021 before me, Katrina Adams, personally appeared **Erin Marie Pease**, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the Instrument.

WITNESS MY HAND and OFFICIAL SEAL

Signature Notary Public (Seal)
My Commission Expires:
04-08-2025

KATRINA ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

ACKNOWLEDGMENT

State of Tennessee)
) ss.:
County of Davidson)

On 30th of November, 2021 before me, Katrina Adams, personally appeared **Jose Francisco Alvarado Arroyo**, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the Instrument.

WITNESS MY HAND and OFFICIAL SEAL

KATRINA ADAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Katrina Adams
Signature Notary Public (Seal)
My Commission Expires: 04-06-2025

Oath of Consideration

State of _____)
) ss.:
County of _____)

I hereby swear or affirm that the actual consideration for this transfer is $0.00.

_____
AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.00
Affiant
Subscribed and sworn before me this the 14th Day of December, 2021.
P. Allen, Deputy Register

Subscribed and sworn to before me ____.

Signature _____
Notary Public
My Commission Expires: _____