Karen Johnson Davidson County
Batch# 778424 DEEDQC
12/22/2021 10:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20211222-0169115

THIS INSTRUMENT PREPARED BY:
Southland Law Group, PLLC
216 Centerview Drive, Suite 360
Brentwood, TN 37027

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Andrew J. Brodbine	SAME AS NEW OWNER	104020A00500CO
307 LAUDERDALE ROAD		
NASHVILLE, TN 37205		

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **Anne Brodbine,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Andrew J. Brodbine**, my entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, Being Unit No. 5 on the Plan of Acklen Place Condominium, a Horizontal Property Regime, of record in Book 5200, page 503, said Register's Office, to which reference is hereby made for a more full and complete description of said unit, together with an undivided 1/34 interest in all common areas. The Condominium Development was established pursuant to the provision of the Tennessee Condominium Act of 2008 as the same is set out in Section 66-27-201, et seq. of the Tennessee Code Annotated.

Being the same property conveyed to Anne Brodbine by Quitclaim Deed from Michael P. Brodbine, dated 10/28/2002 and recorded 11/1/2002 of record in Instrument 200211010134310 and re-recorded in Instrument 200302120019512, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Andrew J. Brodbine by Quitclaim Deed from Anne Brodbine, dated 10/28/2002 and recorded 11/13/2002, of record in Instrument 200211130140680, Register's Office for Davidson County, Tennessee.

This is improved property known as 201 Acklen Park Drive, Unit 5, Nashville, TN 37203.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 17th day of December, 2021.

Anne Brodbine

Anne Brodbine

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Anne Brodbine**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that they executed the within instrument for the purpose therein contained.

Witness my hand and seal at Nashville, Tennessee this 17th day of December, 2021.

Notary Public

My commission expires: 11/6/2023

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.

Affiant

Sworn to and subscribed before me this the 17th day of December, 2021.

Notary Public

My commission expires: 11/6/2023

Certificate of Authenticity

I, Mellonee White, 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 12/17/21.

Affiant Signature

12-17-21
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 17th day of December, 20 21.

Jacqueline G Brown
Notary's Signature

(Notary Seal)

JACQUELINE G BROWN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 3-8-22