QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 793856 DEEDQC
01/21/2022 11:51:34 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20220121-0008119

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 14 DAY OF JANUARY 2022.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL)

KATE NYQUIST
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY (and return to):
Rudy and Partners, PLLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
HUMPHREYS COUNTY PROPERTIES, LLC	**Same**	
(NAME)	(NAME)	
PO BOX 363		**092020F0030000**
	(ADDRESS)	
BRENTWOOD, TN 37027		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **DAREK BELL, MARRIED** ("GRANTOR") HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO **HUMPHREYS COUNTY PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** ("GRANTEES"), THEIR HEIRS, SUCCESSORS AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

A certain unit located in Davidson County, Tennessee, being Unit No. 3 of The Heritage at Jefferson Town homes, a Horizontal Property Regime with Private Elements established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Declaration of Covenants, Conditions and Restrictions establishing The Heritage at Jefferson Townhomes of record in Instrument Number 20161202-0126840 and amended in Instrument Number 20190510-0044214, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit to said Declaration; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Declaration.

Being a part of the same property conveyed to The Heritage at Jefferson LLC, a Tennessee limited liability company by Special Warranty Deed from Donald Day and wife, Carol Brunson Day of record in Instrument No. 20160223-0017138, Register's Office for Davidson County, Tennessee, dated February 18, 2016 and recorded on February 23, 2016.

Being the same property conveyed to Darek Bell by Warranty Deed from The Heritage at Jefferson LLC, a Tennessee limited liability company of record in Instrument No. 20210721-0097901, Register's Office for Davidson County, Tennessee, dated July 15, 2021 and recorded on July 21, 2021.

Said property is not and has never been the Grantor's primary residence.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

This is **improved** property known as: **2410 MEHARRY BLVD #13, NASHVILLE, TENNESSEE 37208.**

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

Witness our hands this the 14 day of January 2022.

Darek Bell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Witness my hand and official seal, this the 14 day of January, 2022.

Notary Public
My Commission Expires: 10/2/2023

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023