Karen Johnson Davidson County
Batch# 805236 DEEDQC
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Fees: $17.00 Taxes: $0.00
20220215-0017144

This Instrument Was Prepared By:
HERITAGE TITLE & CLOSING SERVICES
150 Commerce Street, Suite 1, Kingsport, TN 37660

QUITCLAIM DEED

THIS QUITCLAIM DEED, made and entered as of the **1st** day of **February, 2022,** by and between **DEANA STEADMAN AND MARK ADDINGTON, PERSONAL REPRESENTATIVES OF THE ESTATE OF MARTHA TRIPLETT TRENT, DEANA STEADMAN, JUDY ADDINGTON, AND JODI REDWINE,** party of the first part, and **MARK ADDINGTON AND WIFE, JUDY ADDINGTON,** parties of the second part:

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, the party of the first part by its presents, does grant, transfer, quitclaim and convey unto the parties of the second part, their heirs, successors and assigns, all of its interest in and to the following to the described property; Located in Davidson County, State of Tennessee, described as follows, to-wit:

A certain Condominium located in Davidson County, Tennessee, BEING Unit No. 133 of Bristol West End, a Condominium Development established pursuant to the provisions of the Provisions 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 a Master Deed Establishing Bristol West End, a Condominium Development, of record as Instrument No. 20070503-0053313 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 "C" to said Master Deed; together with a percentage interest in the common elements and voting percentage set forth in Exhibit "D" to said Master Deed, as amended in Instrument Nos. 20070629-0077729, 20081016-0104201 and 20101130-0095113, said Register's Office.

BEING the same property conveyed to Dean E. Trent and Martha Trent, husband and wife, by Warranty Deed dated July 1, 2013 of record in Instrument No. 20130703-0068760 in the Register's Office for Davidson County, Tennessee; Dean E. Trent died February 22, 2021, leaving Martha T. Trent remaining tenant by the entirety; Martha T. Trent aka Martha Jane Trent aka Martha Triplett Trent died intestate March 10, 2021; Probate for the Estate of Martha Triplett Trent is of record in Probate No. 21-PR-23925 in the Probate Division of The Chancery Court of Sullivan County, at Blountville, Tennessee.

Premises subject to all matters as set forth in the Master Deed of record in Instrument No. 20070503-0053313, as Amended by Instruments of record in Instrument No. 20070629-0077729, 20081016-0104201 and 20101130-0095113; All matters set forth in the Plan of

record in Instrument No. 20060801-0093560, Covenants, Conditions and Restrictions Instrument No. 20050105-001970; Easements of record in Instrument Nos. 20040615-0070569, 20060320-0031877, Re-recorded at Instrument No. 20060405-0039176; Storm Water Detention Agreement of record in Instrument No. 20050603-0062976 and any and all other existing Easements and Restrictions as shown of record

Map & Parcel 104 02 4B 133.00

Description taken from prior conveyance without the benefit of a new survey.

THE ESTATE OF MARTHA TRIPLETT TRENT

BY: DEANA STEADMAN, PERSONAL REPRESENTATIVE

BY: MARK ADDINGTON, PERSONAL REPRESENTATIVE

DEANA STEADMAN

JUDY ADDINGTON

JODI REDWINE

STATE OF TENNESSEE

COUNTY OF SULLIVAN

Personally appeared before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, **Deana Steadman and Mark Addington** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged themselves to be the **Personal Representatives of the Estate of Martha Triplett Trent**, the within named bargainors, and that they as such **Personal Representatives**, being authorized so to do, executed the foregoing instrument, for the purposes therein contained by signing the name of the estate by themselves as such **Personal Representatives**.

WITNESS, my hand and official seal at office, this **1st day of February, 2022.**

NOTARY PUBLIC

My commission expires: 01/26/2025

SUSIE DENICE VAUGHN STATE OF TENNESSEE NOTARY PUBLIC SULLIVAN COUNTY

STATE OF TENNESSEE

COUNTY OF SULLIVAN

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, duly commissioned and qualified, **Deana Steadman and Judy Addington and Jodi Redwine,** the within named bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged they executed the foregoing instrument for the purposes therein contained.

WITNESS, my hand and official seal at office, this **1st day of February, 2022.**

NOTARY PUBLIC

My commission expires: 01/26/2025

SUSIE DENICE VAUGHN STATE OF TENNESSEE NOTARY PUBLIC SULLIVAN COUNTY

STATE OF TENNESSEE

COUNTY OF SULLIVAN

The undersigned affiant being first duly sworn, makes oath that the actual consideration for the foregoing transfer, or the value of the property hereinabove described, whichever is greater, is **$QUITCLAIM.**

Affiant

SWORN TO AND SUBSCRIBED before me, this the **1st** day of **February, 2022.**

NOTARY PUBLIC

My commission expires: 01/26/2025

SUSIE DENICE VAUGHN STATE OF TENNESSEE NOTARY PUBLIC SULLIVAN COUNTY

Property Owner and Person responsible for the payment of taxes:

Mark Addington and wife, Judy Addington
263 Old Cooks Valley Road
Kingsport, TN 37664

HT-22-18619A ADDINGTON/mdd