Karen Johnson Davidson County
Batch# 854878 DEEDQC
05/13/2022 09:10:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220513-0055164

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Noah Thomas 1616 West End Avenue, Unit 2205 Nashville TN 37203	Legends Bank 2120 Wilma Rudolph Blvd Clarksville, TN 37040	092-12-4A-087.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Taylor Thomas, a married man***, by these presents do hereby quitclaim and convey unto **Noah Thomas, a single man,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Unit No. 2205, of The Residences at Broadwest, as established in Master Deed of record at Instrument No. 20201123-0137217, as amended at Instrument No. 20210817-0111256, in the Register's Office of Davidson, Tennessee, to which Master Deed reference is hereby made for a more particular description of said property.

Being a portion of the same property conveyed to 1600 West End Summit Development, LLC, a Tennessee Limited Liability Company by Special Warranty deed from West End Summit Development, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20180326-0028264 Register's Office for Davidson County, Tennessee, dated March 23, 2018 and recorded on March 26, 2018.

Being a portion of the same property conveyed to Noah Thomas, a Single Man and Taylor Thomas, a Married Man by Special Warranty deed from 1600 West End Summit Development, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20220314-0029168 Register's Office for Davidson County, Tennessee, dated March 04, 2022 and recorded on March 14, 2022.

Being also known as 1616 West End Avenue Unit 2205 Nashville, TN 37203.

***This being investment property only, having never been the personal residence of grantor at any time, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower or other marital rights or interests as contemplated by T.C.A. 26-2-301 or other similar statute therein.**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 28th day of April 2022.

Affiant

My commission expires: 3/3/25
(Affix Seal)

Notary Public

DREW BAND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 28th day of April, 2022.

Taylor Thomas

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Taylor Thomas, with whom I/We am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 28th day of April, 2022.

Notary Public

My Commission Expires: 3/8/25

DREW BANDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2025

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 05/05/2022 ____ (date of document).

Affiant Signature

05/05/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 5 day of May, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025