This Instrument Prepared by:

The Law Offices of
LUVELL L. GLANTON
915 Jefferson Street, 2nd Floor
Nashville, TN 37208

ADDRESS OF NEW OWNER:
Davene Y. Johnson
3535 Bell Rd Unit#205
Nashville, Tennessee 37214

SEND TAX BILLS TO:
Same as owner

MAP/PARCEL
Map & Parcel
109 05 0B 205.00

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION of the sum of one dollar ($1.00), and other good and valuable consideration in hand paid, the receipt of which is hereby acknowledged, I, **DAVENE Y. JOHNSON** (Grantor), have this day bargained and sold and by these presents do hereby quit claim and convey unto **Davene Y. Johnson and Kery L. Greene** (Grantees) herein, all of their interest, in fee simple, in the following described real estate situated in Davidson County, Tennessee particularly described as follows, to-wit:

A certain tract or parcel of land in Davidson County, in the State of Tennessee, described as follows:

LAND in Davidson County, Tennessee being unit No. 205 in Williams Bend Townhomes, a Private Element Horizontal Property Regime, located on Bell Road, Covenants, Conditions, and Restrictions for Williams Bends townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20021216-0154761, First Supplementary of record in Instrument No. 20030529-0072377, and Second Supplementary of record in Instrument No. 20030930-0144058, Register's Office for Davidson County, Tennessee to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the units, property, co-owners, and tenants of Williams Bend Townhomes, a Private Element Horizontal Property said Declaration appearing in Instrument No. 20021216-0154761, and By-Laws appended thereto, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Karen Johnson Davidson County
Batch# 892211 DEEDQC
07/21/2022 01:30:50 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220721-0083706

BEING the same property conveyed to 70 South Associates, LLC, a Tennessee limited liability company, by Warranty Deed from Terry E. Keup, Unmarried, of record in Instrument No. 20020702-0079268, Register's Office for Davidson County, Tennessee. Being the same property conveyed to Davene Y. Johnson, by Warranty Deed from 70 South Associates, LLC, of record in Instrument No. 20031111-0164701, Register's Office for Davidson County, Tennessee.

CONTINUATION OF LEGAL DESCRIPTION

This conveyance is subject to Declaration of Convenance. By-Laws Conditions and Restrictions, of record in Book 20021216-0154761 and Supplemental in Instrument 20030529-0072377 and Instrument No. 20030930-0144058, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and paid by the Grantor (s) herein.This conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, easements and rights of way for public utilities of record.

This is improved property known as 3535 Bell Road, #205, Nashville, TN 37214.

IN WITNESS WHEREOF, I have hereunto set my signature, on this the 8th day of July, 2022.

DAVENE Y. JOHNSON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 8th day of July, before me personally appeared **DAVENE Y. JOHNSON** 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.

NOTARY PUBLIC

My Commission Expires: 3-[illegible]-2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater is ZERO ($0.00), which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT – DAVENE Y. JOHNSON

Sworn to and subscribed before me this
the 8th day of July.

NOTARY PUBLIC

My Commission Expires: 1-3-2023

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property or interest in property transferred, whichever is greater is ZERO ($0.00), which amount is equal to or greater than the amount the property or interest in property transferred would command at a fair and voluntary sale.

AFFIANT – KERY L. GREENE

Sworn to and subscribed before me this
the 8th day of July.

NOTARY PUBLIC

My Commission Expires: 1-3-2023