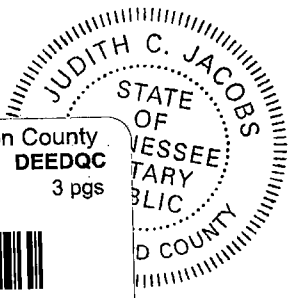
QUITCLAIM DEED



Karen Johnson Davidson County
Batch# 906656 DEEDQC
08/23/2022 11:46:42 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220823-0095105

State of Tennessee
County of Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 day of Aug 2022

Notary Public

MY COMMISSION EXPIRES: 1-16-23

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lighthouse Title and Escrow, 301 S. Perimeter Park Drive, Suite 125, Nashville, TN 37211

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Proverbs Build Homes, LLC	SAME AS NEW OWNER	148-05-0J-001.00
(NAME)	(NAME)	
301 S Perimeter Park Dr.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, I, **Jaky Boulos, a married woman,** hereinafter called the Grantor(s), have quitclaimed unto **Proverbs Build Homes, LLC, a Tennessee limited liability company,** hereinafter called the Grantee(s), its assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit "A" of The Plan of Declaration of Protective Covenants Conditions and Restrictions for THE DADES, A Planned Unit Development, a Horizontal Property Regime with Private Elements, as shown on Exhibit "B" of The Plan of Declaration of Protective Covenants Conditions and Restrictions for THE DADES, A Planned Unit Development, a Horizontal Property Regime with Private Elements, of record as Instrument Number 20220128-0010382, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

This conveyance is made subject to all 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 and is subject to the By-Laws as shown in Exhibit "D" of The Plan of Declaration of Protective Covenants Conditions and Restrictions for THE DADES, A Planned Unit Development, a Horizontal Property Regime with Private Elements, and is subject to easements, rights and interests 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 building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, Assessments and other undertakings contained in the Master Deed of record as Instrument Number 20220128-0010382, Register's Office for Davidson County, Tennessee.

Being part of the same property conveyed to Jaky Boulos, a married person from Joseph Stevenson, a married man, by Warranty Deed on November 3, 2021, of record in Instrument Number 20211105-0148222, Register's Office for Davidson County, Tennessee.

This is investment property and has never been the marital residence of the Grantor.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS

INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 357 Dade Drive, Nashville, TN 37211

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hands this _____ day of August 2022.

Jaky Boulos

State of Tennessee
County of Davidson

Personally appeared before me Jaky Boulos, with whom I am personally acquainted, and who acknowledged that she executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 17 day of Aug 2022.

Notary Public Judy Jacobs
My Commission Expires: 9-14-23

RETURN TO:
Lighthouse Title and Escrow
301 S. Perimeter Park Drive, Suite 125
Nashville, TN 37211

File No.: 202205012

JUDITH C. JACOBS
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY