Karen Johnson Davidson County
Batch# 918767 DEEDQC
09/19/2022 02:35:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220919-0104263

PREPARED BY:

Mark H. Westlake, Esq.
GULLETT SANFORD
ROBINSON & MARTIN PLLC
150 THIRD AVENUE SOUTH, STE. 1700
NASHVILLE, TN 37201
615.244.4994

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Actual consideration for this transfer is -$0-. (Transfer exempt pursuant to TCA §67-4-409(a)(3)(E).)

AFFIANT

Subscribed and sworn to before me on this day, September 19, 2022.

Notary Public

My Commission Expires: 1-11-26

LYNNE B. JERVIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JAN. 11, 2026

New Owner Address:
Michal Caldwell
3912 A Caylor Drive
Nashville, TN 37215

Send Tax Bills To:
Same

Map-Parcel Number:
117-13-0J-002.00CO

QUITCLAIM DEED

David P. Caldwell, III, unmarried ("Grantor"), for consideration of $10.00, hereby releases, remises, and quitclaims to **Michal Caldwell,** ("Grantee), all right, title, and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Unit 1 of 3912 Caylor Homes, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for 3912 Caylor Homes, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20160502-0042906 and amended in Instrument No. 20190115-0003957, 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 3912 Caylor Homes, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing in Instrument No. 20160502-0042906 and amended in Instrument No. 20190115-0003957, and Bylaws appended thereto as Exhibit "C", said Register's Office, are

part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to David P. Caldwell, III and Michal Caldwell from BBW Properties, LLC, by Warranty Deed dated March 7th 2019 of record as Instrument No. 20190311-0021996 in the Register's Office for Davidson County, Tennessee.

The description is the same as that used in the previous deed.

This is improved property commonly known as 3912 A Caylor Drive, Nashville, Tennessee 37215.

Subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand on this day, September 15, 2022.

David P. Caldwell, III

Disclaimer

This instrument was prepared from information supplied by the parties. No title examination has been performed. The preparer of this document makes no warranties as to title of the property conveyed or the accuracy of the information furnished.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **David P. Caldwell, III**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument as her free act and deed and for the purposes therein contained.

WITNESS my hand and official seal on this day, September 15, 2022.

RONALD LOGAN STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public

My Commission Expires: 3-3-2025

True Copy Certification

I, Mark Westlake, Esq., 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 September 15, 2022.

Affiant Signature

Date: September 19, 2022

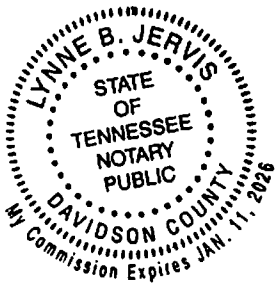
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lynne Jervis, a notary public for this county and state, Mark Westlake, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

WITNESS my hand and official seal on this day, September 19, 2022.

Notary's Signature

My Commission Expires: 1-11-26
Notary's Seal



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