RECORDING REQUESTED BY:

THOMAS D. LININGER, Trustee
KARYN S. LININGER, Trustee
5018 OAK SHADE WAY
FAIR OAKS, CA 95628

NEW OWNER:
MAIL TAX STATEMENTS TO:
THOMAS D. LININGER, Trustee
KARYN S. LININGER, Trustee
5108 OAK SHADE WAY
FAIR OAKS, CA 95628

Karen Johnson Davidson County
Batch# 919980 DEEDQC
09/21/2022 03:20:29 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20220921-0105107

Parcel ID: 104060A05400CO **QUITCLAIM DEED**

This Instrument was prepared by Statewide Preparer Service, 7803C Madison Avenue, Suite 730, Citrus Heights, CA 95610

By this instrument dated February 26, 2022 for non-monetary consideration,

GRANTORS: THOMAS D. LININGER and KARYN S. LININGER, who acquired title as KARYN LININGER, Husband and Wife,

hereby quitclaims their interest to:

GRANTEES: THOMAS D. LININGER and KARYN S,. LININGER, Trustees of the THOMAS D. LININGER AND KARYN S. LININGER REVOCABLE LIVING TRUST dated February 26, 2022

the following real property situated in the County of Davidson, State of Tennessee described as follows:

Land in Davidson County, Tennessee, being Unit No. 606 of Continental Condominiums, a Condominium Development established pursuant to the provision 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 Master Deed establishing Continental Condominiums of record in Book 5200, Pages 399, 400, and 401, as amended in Book 6135, Page 788, and Book 6435, Page 549, in the Register's Office for Davidson County, Tennessee, and subject to the provision 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

said Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in said Master Deed.

Being the same property conveyed to Thomas D. Lininger and Karyn Lininger, Husband and Wife, by Warranty Deed from Steve Seidl, a single man, dated December 14, 2020, of record in Instrument No. 20201214-0146628, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Restrictions of record in Instrument No. 20150213-0013355 and Book 6465, page 679, said Register's Office.

Subject to any and all encumbrances, restrictions, easements, plats, covenants, rights, and conditions that may appear of record in the Register's Office of Davidson County, Tennessee.

This is improved property known as 3415 West End Avenue, Unit 606, Nashville, TN 37203.

Witness our hands this 26th day of February 26, 2022

THOMAS D. LININGER **KARYN S. LININGER**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is
$ 0, Affiant

Subscribed and sworn before me this the
21 Day of Sept, 2022
A. Hayes, Deputy Register

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of SACRAMENTO }

On 2/26/2022 before me, ANN SNYDER, NOTARY PUBLIC,
(here insert name and title of the officer)

personally appeared THOMAS D. LININGER and KARYN S. LININGER,

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____
ANN SNYDER

ANN SNYDER
Notary Public - California
Sacramento County
Commission # 2256772
My Comm. Expires Sep 28, 2022

(Seal)