Karen Johnson Davidson County
Batch# 928881 DEEDQC
10/13/2022 08:45:41 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20221013-0112140

THIS INSTRUMENT PREPARED BY AND AFTER RECORDING RETURN TO:

Thomas J. Elmlinger
Attorney at Law
1616 Westgate Circle, Suite 349
Brentwood, TN 37027

This transfer is exempt from the Tennessee Real Estate Conveyance Tax under T.C.A. §67-4-409(a)(3)

STATE OF TENNE:
COUNTY OF WILI

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

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 7th DAY OF October, 2022.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-6-2026

THOMAS J ELMLINGER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

ADDRESS NEW OWNER(S) AS FOLLOWS:
The Richard Daniel Durmanich & Marty Ann Davis Revocable Living Trust
64 Fern Avenue, Unit #8
Nashville, TN 37207

SEND TAX BILLS TO:
Same

MAP – PARCEL NUMBERS
071-14-0E-024.00

QUITCLAIM DEED

For and in consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, Richard D. Durmanich and Mary Ann Davis, do hereby remise, release and quitclaim unto Richard Daniel Durmanich and Marty Ann Davis, Trustees, and their successors in trust, of The Richard Daniel Durmanich and Marty Ann Davis Revocable Living Trust, its successors and assigns, forever, all the right, title, interest and claim which the Grantors have in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, to wit:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. 24 of SKY AT FERN, a Horizontal Property Regime with Private Elements, established pursuant to the Declaration of Covenants, Conditions and Restrictions establishing Sky at Fern, a Horizontal Property Regime, of record in Instrument Number 20160830-0090887, as amended in Instrument Nos. 20170913-0093673, 20180808-0078087, and 20190410-0032695, in the Register's Office for Davidson County, Tennessee, and with said Unite being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Richard D. Durmanich and Marty Ann Davis by deed from Eight-Nine King Development, LLC, dated April 12, 2019, of record as Instrument Number 20190416-0035020, Register's Office for Davidson County, Tennessee.

This is improved property known as 64 Fern Avenue, Unit #8, Nashville, TN 37207.

WITNESS our hands this 7 day of Oct., 2022.

Richard D. Durmanich

Marty Ann Davis

STATE OF TENNESSEE }
COUNTY OF WILLIAMSON }

Personally appeared before me, a Notary Public in and for said County and State, the within named Richard D. Durmanich and Marty Ann Davis, the bargainors, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Brentwood, Williamson County, Tennessee, this 7th day of October, 2022.

Notary Public

My Commission Expires: 5-6-2026

THOMAS J ELMLINGER NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY TN

Prepared without benefit of title search from information provided by the parties. Therefore, the preparer makes no certification as to the validity of title.