Karen Johnson Davidson County
Batch# 944191 DEEDQC
11/22/2022 03:45:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20221122-0123809

QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:
Bennett & Pressley, P.C.; 2021 Richard Jones Road, Suite 220; Nashville, TN 37215
(Prepared Upon Information Furnished by the Parties; No Title Search Performed; No Tax Advice Given)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 day of November, 2022.

NOTARY PUBLIC

COMMISSION EXPIRES: 9/24/2024

(AFFIX SEAL)

(Blank for Register's Office Endorsement Stamp)

COLEMAN R DIXON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Name and Address of New Owner	Name and Address of Persons or of Entity Responsible for Payment of Property Taxes	Map – Parcel Number(s)
Ivonne Meyer 261 Cana Circle Nashville, TN 37205	Same as Owner	29110A26100CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, receipt and sufficiency of which is hereby acknowledged, for the purpose of dissolving a tenancy in common between my the Grantee herein and myself and vesting sole title in said Grantee, I, **BRYAN WESCHLER** (hereinafter "Grantor"), do hereby convey, remise, release and quitclaim unto **IVONNE MEYER** (hereinafter "Grantee"), and her heirs, successors and assigns, all of my right, title and interest in and to the following described tract (parcel) of land in Davidson County, Tennessee:

A CERTAIN CONDOMINIUM APARTMENT in Davidson County, Tennessee, being Unit 261, together with the appurtenant interest in the common elements of THE CLOISTER AT ST. HENRY, PHASE IC, a Horizontal Property Regime established by Master Deed of record in Book 6675, Page 173, and further described on the plan of record attached as Exhibit B to said Master Deed and being located upon Lot No. 2 on the Plan of Phase ID Fifth Revision The Cloister at St. Henry of record in Plat Book 6250, Page 979, Register's Office for Davidson County, Tennessee. The premises herein described is a condominium apartment established pursuant 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 provisions and requirements thereof, and is subject to the By-Laws for the administration thereof of record in Book 6042, Page 650, as amended in Book 6519, Page 187, in Book 7590, Page 273, in Book 9269, Page 285 and in Instrument No. 20020109-000376, said Register's Office.

Being the same property conveyed to Ivonne Meyer and Bryan Weschler, as tenants in common with right of survivorship, by Deed dated September 28, 2021, from Betty Baker, unmarried, recorded September 30, 2021, in Instrument Number 20210930-0131511, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 261 Cana Circle, Nashville, TN 37205.

This conveyance is further subject to all matters shown on any applicable recorded plan, all applicable easements, setback lines, and restrictions of record; and any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land and not shown by the Public Records.

DULY EXECUTED this 22 day of November, 2022.

Bryan Weschler, Grantor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Bryan Weschler, the within named bargainor, with whom I am personally acquainted or proved upon satisfactory evidence, and who in my presence affixed his signature to the within instrument, and further upon oath acknowledged that he did freely and voluntarily, for the purposes therein contained.

WITNESS my hand and seal this 22 day of November, 2022.

Commission Expires: 9/21/2024

Notary Public

COLEMAN R DIXON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Certificate of Authenticity

I, Ernest D. Bennett, III, 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 this the 22 day of November, 2022.

11/22/2022

Ernest D. Bennett, III, Affiant

State of Tennessee)
County of Davidson)

Sworn to and subscribed before me this the 22 day of November, 2022.

Notary's Signature

MARY GAIL PORTER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

Commission Expires: January 10, 2023