Karen Johnson Davidson County
Batch# 948148 DEEDQC
12/06/2022 08:33:58 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221206-0127041

PREPARED BY:
STEVEN O. ANDERSON
STAMPER RUBENS, PS
West 720 Boone, Ste. 200
Spokane, WA 99201

WHEN RECORDED RETURN TO:
STEVEN O. ANDERSON
STAMPER RUBENS, P.S.
West 720 Boone, Ste. 200
Spokane, WA 99201

TAX PARCEL ID #: 131 05 0B 430.00

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that LANCE SADLER and MELISSA SADLER, a married couple, *("Grantor")*, **whose address is** 7524 S Regal Rd., Spokane, WA 99223, ***TO*** 430 SUMMIT RIDGE PLACE, LLC, a Washington Limited Liability Company *("Grantee")*, **whose address is** 7524 S Regal Rd., Spokane, WA 99223, all right, title, interest and claim to the following real estate property located at UNIT 430 FOUR SEASONS CONDOMIUNIUM, in the City/Township of NASHVILLE, located at 430 SUMMIT RIDGE PLACE, DERIVATION CLAUSE NO. 131050B430.00, in the County of Roane and State of Tennessee and ZIP code of 37215, to-wit:

FOR A VALUABLE CONSIDERATION, in the amount of zero (0) dollars, given in hand and other good and valuable consideration, and for the purposes of making a gift, the receipt and sufficiency of which is hereby acknowledged as of October 19, 2022.

GRANTOR QUIT CLAIMS all of Grantor's right, title and interest in and to the above-described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any party thereof.

GRANTORS:

LANCE SADLER
7524 S REGAL RD.
SPOKANE, WA 99223

MELISSA SADLER
7524 S REGAL RD.
SPOKANE, WA 99223

GRANTEE:

430 SUMMIT RIDGE PLACE, LLC

By: LANCE SADLER, Manager/Member

Signed in our presence:

CATHY BEHLING

MONA M GONZALES

Grantee's Address:

7524 S REGAL RD.
SPOKANE, WA 99223

Grantor's Address:

7524 S REGAL RD.
SPOKANE, WA 99223

Mail Subsequent Tax Bills To:

7524 S REGAL RD.
SPOKANE, WA 99223

STATE OF WASHINGTON)
) **SS.**
COUNTY OF SPOKANE)

The foregoing Quit Claim Deed was acknowledged before me on 11/21/22 by LANCE SADLER and MELISSA SADLER, a married couple, who personally known to me or who produced a valid driver's license and/or passport as identification, and such individuals having executed aforementioned instrument of his/her/their free and voluntary act and deed.

IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

(Signature of Notary)

STEVEN O. ANDERSON
My Commission expires: 08/14/25

Notary Public
State of Washington
Steven O Anderson
Commission No. 111723
Commission Expires 08-10-25

We hereby swear or affirm that the actual consideration for this transfer, or value of the property transferred which is $ZERO (-0-), which amount is equal to, or greater than, the amount which the property transferred would command at a fair voluntary sale.

LANCE SADLER, Affiant

MELISSA SADLER, Affiant

IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

(Signature of Notary)

STEVEN O. ANDERSON
My Commission expires: 08-10-25

Notary Public
State of Washington
Steven O Anderson
Commission No. 111723
Commission Expires 08-10-25

Note: The Original Copy of the Quit Claim Deed must be filed with the "Recorder of Deeds" with the Clerk of Courts having jurisdiction where this property is located and only upon payment of any associated recording fees due at time of filing with the Clerk of Courts.