QUITCLAIM DEED

JOSEPH A. ROSS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Nov. 3, 2025

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ -0- .

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS ____ DAY OF JULY, 2022.

NOTARY PUBLIC

Karen Johnson Davidson County
Batch# 950848 DEEDQC
12/13/2022 10:39:07 AM 4 pgs
Fees: $22.00 Taxes: $0.00

20221213-0129226

THIS INSTRUMENT WAS PREPARED BY:
R. Barry Gearon, Jr.
222 Second Avenue North, Suite 220
Nashville, TN 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Michelle Austin 420 Haywood Court North Nashville, TN 37211	New Owner	142 03 0A 403.00

FOR AND IN CONSIDERATION, of the sum of One ($1.00) Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Paul D. Davis, **("Grantor")**, by these presents, quitclaim, grants and conveys unto Michelle Austin **("Grantee")**, her heirs and/or successors and or assigns, all of his right, title and interest in and to the following tract(s) of land in Davidson County, State of Tennessee, to-wit:

Unit No. 403 in Deer Lake Retirement Community, a horizontal property regime located on Hicks Road at Highway 70 South, Nashville, Davidson County, Tennessee as shown on the Plat of Deer Lake Retirement Community recorded in Book 5050, Pages 28 and 29, and as amended in Book 5050, pages 62 and 63, Register's Office for Davidson County Tennessee and described in a Master Deed recorded in Book 5097, Pages 529 through Pages 539 and in By-Laws of Deer Lake Retirement Community of record in Book 5141, Pages 82 through 118 of the Register's Office of Davidson County, Tennessee to which reference is hereby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the property, apartment owners and tenants of Deer Lake Retirement Community contained in the aforesaid Master Deed, By-Laws and the Rules and Regulations adopted pursuant to the By-Laws are incorporated in this deed by reference and made a part hereof the same as though copied herein verbatim. The purchasers by acceptance hereof expressly assume and agree to be bound by and comply with all of the covenants, terms, provisions and conditions set forth in the aforesaid documents including but not limited to the obligation to pay monthly assessments for the maintenance and operation of Deer Lake Retirement Community in accordance with the Master Deed and By-Laws. The purchasers further specifically acknowledge that their right to transfer ownership of the above described apartment unit or to lease said unit is subject to certain options and restrictions contained in the Master Deed and By-Laws.

Being the same property conveyed to Frieda Belle Neely and Paul D. Davis as joint Tenant with right of survivorship by deed from Frieda Belle Neely of record in Document Number 20140801-0069096, Davidson County Register of Deeds. The said Frieda Belle Neely having died on November 9, 2018.

Being the same property conveyed to Paul D. Davis and David Lee Davis, as joint Tenant with right of survivorship by quitclaim deed from Paul D. Davis of record in Document Number 20181203-0117708, Davidson County Register of Deeds. This conveyance is subject to any and all existing easements of record.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

The legal description is the same as the previous deed of record.

FOR INFORMATION PURPOSES ONLY
Property Address: 403 Deer Lake Drive, Nashville, TN 37221

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand on this the 5th day of ~~July, 2~~022.

Paul D. Davis

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Before me, the undersigned, personally appeared Paul D. Davis, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he executed the same as her/his/their free act and deed.

Witness my hand and official seal this the 5th day of ~~July,~~ 2022.

Notary Public

My commission expires: Nov. 3rd 2025

JOSEPH A. ROSS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires Nov. 3, 2025

420 Haywood Ct. N.
Nash. Tn 37211

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

CERTIFIED MAIL



7015 1520 0002 3049 9565

UNITED STATES POSTAL SERVICE

1000



37068

U.S. POSTAGE PAID
FCM LETTER
NASHVILLE, TN
37211
MAR 17 22
AMOUNT

$7.38

R2304E105172-09

3/17 pm 4:a

Deerlake Retirement Association, Inc
Mark Anderson, President.
P.O. Box 682789
Franklin, T

NIXIE 372 CE 1 7204/15/22

RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 372115457 20 *3059-03470-16-19

9334310002671544 UN

37288137888 7

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Deer Lake Retirement
Mark Anderson
PO Box 682789
Franklin TN 37068

9590 9402 7063 1225 7011 05

2. Article Number *(Transfer from service label)*

7015 1520 0002 3049 9565

PS Form 3811, July 2020 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

☐ Agent
☐ Addressee

B. Received by *(Printed Name)*

C. Date of Delivery

D. Is delivery address different from item 1? ☐ Yes
If YES, enter delivery address below: ☐ No

3. Service Type

- ☐ Adult Signature
- ☐ Adult Signature Restricted Delivery
- ☐ Certified Mail®
- ☐ Certified Mail Restricted Delivery
- ☐ Collect on Delivery
- ☐ Collect on Delivery Restricted Delivery
- ☐ Insured Mail
- ☐ Insured Mail Restricted Delivery (over $500)
- ☐ Priority Mail Express®
- ☐ Registered Mail™
- ☐ Registered Mail Restricted Delivery
- ☐ Signature Confirmation™
- ☐ Signature Confirmation Restricted Delivery

Domestic Return Receipt