Karen Johnson Davidson County
Batch# 965502 DEEDQC
01/30/2023 10:10:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230130-0006711

This Instrument Prepared By:
Kevin M. Seguin
Dickinson Wright PLLC
424 Church Street, Suite 800
Nashville, TN 37219
(615) 244-6538

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL:
Barnett Property Associates, LLC 1241 Airport Rd Suite A Destin, FL 32541	New Owner	19-117-03-0H-221.00-CO

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR ($1.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, RICHARD J. BARNETT, a married man, the GRANTOR, has bargained and sold, and by these presents does quitclaim, transfer and convey to BARNETT PROPERTY ASSOCIATES, LLC, a Florida limited liability company, the GRANTEE, all of GRANTOR's right, title and interest in and to that certain real property located in Davidson County, Tennessee, more particularly described as follows:

> Unit 221 on the Plan of THE ENCLAVE AT HILLSBORO VILLAGE Condominiums, as established under Master Deed of record in Instrument 20051005-0119789 as amended in Instrument 20060210-0016562, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to Richard J. Barnett by Special Warranty Deed from Nashville Enclave, L.P., a Texas limited partnership (f/k/a Nashville Enclave Apartments, L.P., a Texas limited partnership), dated March 1, 2006, and of record at Instrument No. 20060307-0026578, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is improved property known as 2600 Hillsboro Pike, Unit 221, Nashville, Tennessee 37212.

Megan Barnett, spouse of Grantor, joins in this conveyance solely to convey any spousal interest that she may have in and to the property.

WITNESS the execution of this Quitclaim Deed by the undersigned as of this the 4th day of January, 2023.

GRANTOR:

Richard J. Barnett

STATE OF Florida)

COUNTY OF Okaloosa)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Richard J. Barnett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in 1241 Airport rd, Destin, FL, this the 11th day of January, 2023.

Notary Public

Notary Public State of Florida
Tara Ann Roberts
My Commission HH 306171
Expires 9/16/2026

My Commission Expires: _____

Megan Barnett

STATE OF Florida)

COUNTY OF Okaloosa)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Megan Barnett, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office in 1241 Airport rd, Destin, FL, this the 11th day of January, 2023.

Notary Public

Notary Public State of Florida
Tara Ann Roberts
My Commission HH 306171
Expires 9/16/2026

My Commission Expires: _____

STATE OF Florida)

COUNTY OF Okaloosa)

The actual consideration for this transfer is $1.00.

Affiant

Sworn to and subscribed before me this 11 day of January, 2023.

Notary Public

My Commission Expires: _____

Notary Public State of Florida
Tara Ann Roberts
My Commission HH 306171
Expires 9/16/2026

Tennessee Certification of Electronic Document

I, James Finger, 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 01/11/2023 (date of document).

James C. Finger Jr
Affiant Signature

01/11/2023
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 11 day of January, 2022.

Notary's Signature

MY COMMISSION EXPIRES: My Commission Expires: May 5, 2025

NOTARY'S SEAL

