Karen Johnson Davidson County
Batch# 973458 DEEDQC
02/23/2023 11:11:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230223-0012808

PREPARED BY:
Closed Title
278 Franklin Road, Suite 160
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 23rd day of February, 2023.

J. CARLTON DRUMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY PUBLIC
My Commission Expires: 9/20/25

ADDRESS OF NEW OWNER:
Agape Rental Properties, LLC
5208 Colfax Court
Brentwood, TN 37027

SEND TAX BILLS TO:
New Owner

Map & Parcel: 162-09-0C-702.00 CO

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Karen Russell, married**, Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **Agape Rental Properties, LLC, a Tennessee series limited liability company, Series No. 2206**, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, a certain condominium unit being Unit B located on Lot No. 16, on the Plan of Cedarwood Condominiums, Phase III (Revised), of record in Plat Book 5200, Page 349, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Karen Russell from Thuy Linh Vo, by Warranty Deed, of record in Instrument No. 20181024-0105459, Register's Office for Davidson County, Tennessee.

This is real property commonly known as 538 Cedar Drive, Nashville, Tennessee 37211.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 23rd day of February, 2023.

Karen Russell

**Said property being held for investment only and has never been the marital residence of the Grantor.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Karen Russell, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 23rd day of February, 2023.

Notary Public

My Commission Expires: 9/20/25

J. CARLTON DRUMMWRIGHT
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, **J. Carlton Drumwright**, 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 February 23, 2023.

J. Carlton Drumwright

2/23/23
Date

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Sworn and subscribed before me on 2/23/23.

Notary

My Commission Expires: 11/21/26

ELIZABETH J. BARNES
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY