Karen Johnson Davidson County
Batch# 977960 DEEDQC
03/07/2023 11:32:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230307-0016335

RECORD AND RETURN TO:
Garside & Hunter, PLLC
1104 Fatherland St.
Nashville, TN 37206

QUITCLAIM DEED

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 THE 7th DAY OF ~~FEBRUARY~~ *March 2023.

NOTARY PUBLIC

My commission expires: 10/10/26

LESLIE HAYES STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires

THIS INSTRUMENT PREPARED BY:
Garside & Hunter, PLLC, 1104 Fatherland St., Nashville, TN 37206

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS:
Zara Homes LLC One Independence Center 101 N. Tryon St., Ste. 618 Charlotte, NC 28246	Same as New Owner	140040A16700CO

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee(s), the undersigned, **ALYSSA KARK N/K/A ALYSSA KARK ZARAMELLA, a married woman,** hereinafter called the Grantor(s), has quitclaimed and sold and by these presents do hereby remise, release and quitclaim unto **ZARA HOMES LLC, a North Carolina limited liability company,** their heirs and assigns, all their interest in that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

LAND in Davidson County, Tennessee, being Unit No. 167 in a Horizontal Property Regime of Belle Forest Condominiums Apartments, created under Title 66, Section 27-101, et seq. as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5438, Page 699, and as amended in Book 6896, Page 144, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Belle Forest Condominiums, as of record in Book 5200, Page 167, said Register's Office, for a more complete identification and description of said unit.

Being the same property conveyed to Jill A. Burns, by Quit Claim Deed from Jill A. Burns and Shelley A. Burns, joint tenants with right of survivorship, dated August 20, 2003, recorded September 23, 2003 in Instrument No. 20030923-0140637. Being the same property conveyed to Jill A. Burns and Shelley A. Burns, joint tenants with right of survivorship, by Warranty Deed from Florian and Lisa L. Lanham, nka Lisa L. Lanham, dated May 28, 2003, recorded June 4, 2003 in Instrument No. 20030604-0076350, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Alyssa Kark, a single woman, by Deed from Jill A. Burns, unmarried, dated August 14, 2018, recorded August 17, 2018, and appearing of record in Instrument No. 20180817-0081772, Register's Office for Davidson County, Tennessee.

Alyssa Kark having since been married and is now known as Alyssa Kark Zaramella.

This is **improved** property known as: 214 Old Hickory Boulevard, Unit 167. Nashville, TN 37221.

WITNESS OUR HAND, this ___ day of February, 2023.

ALYSSA KARK ZARAMELLA

STATE OF North Carolina)
COUNTY OF Mecklenburg)

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named ALYSSA KARK ZARAMELLA, the bargainor(s), with whom I am personally acquainted (or proved to me his/her identity on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand this 28 day of February, 2023.

Notary Public

My commission expires: 12/11/2023

TIFFANY STEWART
Notary Public
Mecklenburg Co., North Carolina
My Commission Expires Dec. 11, 2023

TIFFANY STEWART
Notary Public
Mecklenburg Co., North Carolina
My Commission Expires Dec. 11, 2023

Certificate of Authenticity

I, Leslie G. Hayes, 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 28, 2023**.

Date

Affiant Signature

3/7/2023

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this **7th** day of **March**, 20**23**.

Notary's Signature

JOHN HINTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024

My Commission Expires: _____
Date

Notary's Seal (if on paper)