Karen Johnson Davidson County
Batch# 999571 DEEDQC
05/04/2023 11:38:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230504-0033197

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Wagon Wheel Title/Chicago Title having not performed a title search or title examination with respect to the above-referenced property.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Bright Stay Edison, LLC 1013 Petway Ave Nashville, TN 37206	New Owner	072 06 3N 003.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Kara D. Noonan, a married woman** does hereby quitclaim and convey unto **Bright Stay Edison, LLC, a Tennessee limited liability company**, his successors, representatives, and/or assigns, his rights, title and interest in and to the following described tract of land in Davidson County, Tennessee:

A certain condominium unit located in Davidson County, Tennessee, being Unit No. 108 of The Edison, a Condominium Development established pursuant to the provisions of the Tennessee Condominium Act of 2008 as the same is set out in Section 66-27-201, et seq. of the Tennessee Code Annotated, under the Declaration of Condominium for The Edison, a Condominium of record in Instrument No. 20181029-0107022, as amended in Instrument No. 20181206-0119180 and Instrument No. 20181211-0120659, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit "B" to said Declaration; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit "E" to said Declaration.

Being the same property conveyed to Kara D. Noonan, married, by Warranty Deed from LYNBYN, LLC, a Tennessee limited liability company, of record in Instrument No. 20211230-0171622, in the Register's Office for Davidson County, Tennessee, dated December 14, 2021 and recorded on December 30, 2021.

This conveyance is subject to restrictions, conditions, easements, reservations and other matters of record. This is improved property known as 1077 East Trinity Lane, #108, Nashville, TN 37216.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 4th day of May, 2023.

Affiant

My commission expires: 7/13/2024
(Affix Seal)

Notary Public

JATIN R. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF WILLIAMSON
MY COMM. EXPIRES

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 4th day of May, 2023.

Kara D. Noonan

Daniel Noonan is signing to waive any rights he/she might have to the property located at 1077 East Trinity Lane #108, Nashville, TN 37216, especially any marital rights.

Daniel R. Noonan

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Kara D. Noonan,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 4th day of May, 2023.

Notary Public

My Commission Expires: 7/13/2024

JATIN A. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMM. EXPIRES 07/13/2024
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Daniel R. Noonan,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 4th day of May, 2023.

Notary Public

My Commission Expires: 7/13/2024

JATIN A. SHAH
NOTARY PUBLIC
STATE OF TENNESSEE
MY COMM. EXPIRES 07/13/2024
COUNTY OF WILLIAMSON

Tennessee Certification of Electronic Document

I, Steven T. Morris 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 May 4, 2023 (date of document).

Affiant Signature

May 4, 2023

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 4th day of May, 2023.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023