Karen Johnson Davidson County
Batch# 1004682 DEEDQC
05/18/2023 08 56 22 AM 2 pgs
Fees $12 00 Taxes $0 00
20230518-0037184

THIS INSTRUMENT PREPARED BY
Jonathan S Faught, Attorney
5110 Maryland Way, Ste 120
Brentwood, TN 37027

Address of Owner:	Send Tax Bills To:	Map-Parcel No..
Marion Jean Heydenruch Godfried Johannes Heydenrych 704 Mickelson Way Lebanon, TN 37087	Same	086-06-0A 526 00

THIS INSTRUMENT WAS PREPARED SOLELY UPON THE INFORMATION PROVIDED BY THE PARTIES NO REPRESENATION OR WARRANTY IS MADE BY PREPARER AS TO THE ACCURACY OF ANTHING SET FORTH HEREIN.

THE PARTIES HAVE SPECIFICALLY WAIVED PERFORMANCE OF A TITLE SEARCH, TITLE OPINION LETTER OR TITLE INSURANCE BY THE PREPARING ATTORNEY.

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One and No/100 Dollars ($1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Marion Jean Heydenrych and Godfried Johannes Heydenrych, wife and husband ("Grantors"), hereby this day grant, bargain, sell, quitclaim, transfer, and convey unto Marigolds Properties LLC, a Tennessee limited liability company ("Grantee"), and their successors and assigns all of Grantors rights, title, and interest in certain real estate in Davidson County, Tennessee ("Property"), more particularly described as follows:

Land located in Davidson County, State of Tennessee and being known and designated as a certain condominium apartment in Davidson County, Tennessee, being Unit 526, on the Plan of Condominium Site of Steeplechase Condominiums of record in Book 6816, Page 483, in the Register's Office for Davidson County, Tennessee to which plan and record thereof are incorporated herein and made a part by reference.

Being the same property conveyed to Marion Jean Heydenrych and Godfried Johannes Heydenrych, wife and husband by Warranty Deed from 526 CHANDLER PLACE 37076 LLC, a Tennessee Limited Liability Company, dated February 16, 2018, of record in instrument 20180222-0016982 Register's Office for Davidson County, Tennessee

This conveyance is subject to any and all existing restrictions and easement of records.

This is improved property known as 526 Chandler Place, Hermitage, TN 37076.

IN WITNESS WHEREOF, Marion Jean Heydenrych and Godfried Johannes Heydenrych, wife and husband have executed this Quitclaim Deed as of the 12 day of May, 2023

Marion Jean Heydenrych

Godfried Johannes Heydenrych

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public of this County, Marion Jean Heydenrych and Godfried Johannes Heydenrych, wife and husband, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND, and official seal this 24th day of May, 2023.

JONATHAN FAUGHT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

Notary Public

My commission expires: 6-14-2023

Transfer tax on this transfer is exempt under the provisions of section 67-4-409, et. seq., on the Tennessee Code Annotated.

Marion Jean Heydenrych

Sworn and subscribed to before me this 24th day of May, 2023.

Notary Public

My Commission Expires: 6-14-2023

JONATHAN FAUGHT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON