This Instrument Prepared by:
Kane & Crowell, PLLC
133 S. College St.
Lebanon, TN 37087
(615) 784-4800

From information furnished by the parties.

Karen Johnson Davidson County
Batch# 1005251 DEEDQC
05/19/2023 09:36:00 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20230519-0037633

The actual consideration or value
Whichever is greater for this transfer
is NO MONETARY CONSIDERATION

Affiant

STATE OF TENNESSEE)
COUNTY OF WILSON)
Sworn to and subscribed before me
this 19th day of May, 2023.

NOTARY PUBLIC, Bryson Eubanks
My Commission Expires: 12/07/2024

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS OR ANY MATTERS RELATED TO MEDICAID OR TENNCARE BENEFITS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND BRYSON EUBANKS, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

ADDRESS OR NEW OWNERS:	SEND TAX BILLS TO:	MAP AND PARCEL:
Mary Reynolds Buttrey	Mary Reynolds Buttrey	129 11 0A 418.00
418 Siena Drive	418 Siena Drive	
Nashville, TN 37205	Nashville, TN 37205	

FOR NO MONETARY CONSIDERATION, I, **Mary Elizabeth Reynolds, Trustee for the Mary Elizabeth Reynolds Trust dated September 3, 2008,** by these presents do hereby quitclaim and convey unto **Mary Reynolds Buttrey,** all my right, title, and interest in and to the following tract or parcel of land, situated, and lying in Davidson County, Tennessee, bound and described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 418 as shown on the Condominium Site Plan, Plat for Phase 1B of Lot 2, The Cloister at St. Henry, filed as Exhibit B to and

established by the Master Deed of record in Book 6237, Page 665 and amended in Book 6834, Page 449, Register's Office for Davidson County, Tennessee, together with an undivided percentage interest in the common areas/elements appurtenant to said Unit as set forth in said Master Deed, reference to which is hereby made for a more complete and detailed description.

Being the same property conveyed to Mary Elizabeth Reynolds, Trustee for the Mary Elizabeth Reynolds Trust dated September 3, 2008, by Warranty Deed from St. Henry's Property Development, Inc., dated March 15, 2011, of record by Instrument No. 20110318-0021432, in the Register's Office of Davidson County, Tennessee. Mary Elizabeth Reynolds and Mary Reynolds Buttrey and Mary Elizabeth Reynolds Buttrey are one and the same person.

This conveyance is subject to the following:

1.) Subject to all easements, restrictive covenants and conditions and other matters of record, including all items set out on an applicable plat of record, and including, but not limited to the St. Henry's Property Development, Inc., Ground Lease(s) of record, beginning in Book 5961 page 657 Register's Office for Davidson County, Tennessee, including any amendments or extensions thereof, the Declaration of Restrictions, Covenants and Easements for the Cloister at St. Henry of record in instrument #20101228-0102374 and the leasehold interest of the current owner/occupants of the unit.
2.) Provisions of the Tennessee Condominium Act of 2008, TN Code Annotated, Sections 66-27-201 et seq., Register's Office for Davidson County, Tennessee.

Grantor and Grantee intend that the vesting of both the Leasehold Interest (as defined in the Declaration) in a Leasehold Unit (as defined in the Declaration) and the fee simple interest in the corresponding Unit (as defined in the Declaration) in the same person(s) shall not merge the Leasehold Interest and the fee simple interest unless and until the Leasehold Termination Date (as defined in the Declaration) has occurred with respect to that Unit.

This is improved property more commonly known as 418 Siena Drive, Nashville, TN 37205.

Witness by my hand this 19th day of May, 2023.

Mary Elizabeth Reynolds Buttrey by E.S. Reynolds, AIF

Mary Elizabeth Reynolds Buttrey by E.S. Reynolds, Attorney in Fact for Mary Reynolds Buttrey

STATE OF TENNESSEE)
COUNTY OF WILSON)

On the 19th day of May, 2023, before me personally appeared **E.S. Reynolds,** Attorney-in-Fact, with whom I am personally acquainted or who proved to me on satisfactory evidence to be the person who executed the foregoing instrument as Attorney-in-Fact for **Mary Elizabeth Reynolds Buttrey**, and who acknowledged that he executed the same as the free act and deed of **Mary Elizabeth Reynolds Buttrey.**

Witness by my hand and official seal.



NOTARY PUBLIC, Bryson Eubanks
My Commission Expires: 12/07/2024