Karen Johnson Davidson County
Batch# 1015386 DEEDQC
06/15/2023 08:16:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230615-0045530

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF May, 2023.

Notary Public

MY COMMISSION EXPIRES: 09/07/2026 (AFFIX SEAL)

WG-QCD-SETTLE-23-3526B

STEPHEN DRUMMOND NOTARY PUBLIC TENNESSEE My Comm. Exp. September 07, 2026 COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY
Rudy and Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
The David I. and Sonja L. Settle Living Trust dated 11-18-2005		
(NAME)	(NAME)	
3768 Lexington Ave,	**Same as owner**	**133-06-0B-002.00-CO**
(ADDRESS)	(ADDRESS)	
Tahlequah, OK 74464		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **JACK SETTLE, AN UNMARRIED MAN, AND DAVID I SETTLE, A MARRIED MAN,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **THE DAVID I. AND SONJA L. SETTLE LIVING TRUST DATED 11-18-2005** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit B, together with common areas, as established by Declaration of Covenants, Conditions and Restrictions for Sanford Avenue Residencies I, A Horizontal Property Regime with Private Elements of record as Instrument No. 20170821-0085415 and being shown on Plat attached thereto as Exhibit "C", in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Jack Settle, an Unmarried Man, David I Settle, a Married Man, as joint tenants with full rights of survivorship, from Infinium Builders, LLC, a Tennessee Limited Liability Company, by Warranty Deed of Record in Instrument Number 20191119-0118993, in the Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **3526 B Sanford Avenue, Nashville, Tennessee 37211**.

Witness my/our hand(s) this the 17 day of May, 2023.

Jack Settle

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 17th day of May, 2023.

Notary Public
My Commission Expires: 9.07.2026
(SEAL)



David I Settle

STATE OF ~~TENNESSEE~~ Oklahoma
COUNTY OF ~~DAVIDSON~~ Cherokee

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

Witness my hand and official seal, this the 15th day of May, 2023.

Notary Public
My Commission Expires: 2-7-26
(SEAL)

TRISHA D ICE NOTARY PUBLIC # 14001281 EXP. 2-7-26 IN AND FOR CHEROKEE COUNTY STATE OF OKLAHOMA

RETURN TO:
Ruby Tuesday Partners, PLLC
2012 21st Avenue South
Nashville, TN 37212

I, Gabriel R. Lutz, 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 **05/17/2023** (date of document).

Affiant Signature

Date **05/17/2023**

State of New York

County of Clinton

Sworn to and subscribed before me this **17** day of **May**, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 04/26/2027

William E Grones
Notary Public, State of New York
Reg. No. 01GR0006371
Qualified in Clinton County
Commission Expires 04/26/2027