PREPARED BY (AND RETURN TO):
IVEY TITLE, LLC
Attorneys-at-Law
Woodmont Centre, Suite 100
104 Woodmont Boulevard
Nashville, Tennessee 37205
Ph. (615) 298-3312 - Fax. 292-8746
E-mail: *main@wilkinsandivey.com*
W & I Ref: (61804)

Karen Johnson Davidson County
Batch# 1015587 **DEEDQC**
06/15/2023 02:01:02 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20230615-0045806

ADDRESS NEW OWNER:	**RESPONSIBLE FOR TAX PAYMENT:**
Anthony J. Bishop and Elizabeth L. Bishop Trustees of the Bishop Family Trust 2509 Patricia Avenue Los Angeles, CA 90064	Anthony J. Bishop and Elizabeth L. Bishop Trustees of the Bishop Family Trust 2509 Patricia Avenue Los Angeles, CA 90064

TAX MAP-PARCEL NUMBERS: 125FC05200000

QUITCLAIM DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, the undersigned **255 Westchase, LLC,** a Colorado limited liability company, hereinafter called the **Grantor,** has bargained and sold, and by these presents does hereby transfer and quitclaim unto **Anthony J. Bishop and Elizabeth L. Bishop, Trustees of the Bishop Family Trust, established under the Bishop Family Trust Declaration dated June 13, 1989, as amended and restated,** hereinafter called the **Grantee,** Grantee's heirs and assigns, all Grantor's right, title and interest, if any, in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:
To Wit:

A Condominium Apartment in Davidson County, Tennessee, being Unit No. 255 of Westchase Condominium Phase II, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 5200, page 427, amended in Book 6250, page 43, Register's Office for said County, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided interest in the general and limited common elements of the Condominium.

Being, the same property conveyed to 255 Westchase, LLC, a Colorado limited liability company, by Warranty Deed from Melinda Rodriguez Brower, Trustee of the Melinda Rodriguez Revocable Living Trust dated February 3, 2005, said deed dated April 22, 2021, and recorded

April 30, 2021, ofrecord in Instrument No. 20210431-0058454, Register's Office for Davidson Connty, Tennessee

Description Reference: Described from information contained in recorded condominium docnments.

This is improved property, known as 255 Westchase Drive, Nashville, TN 37205.

WITNESS THE EXECUTION HEREOF on June 6 1, 2023.

255 Westchase, LLC

By: _____
Anthony J. Bishop, Member

By: _____
Elizabeth L. Bishop, Member

State of _____
Connty of _____

Before me, the undersigned, personally appeared ANTHONY L. BISHOP to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged and was identified as a member of 255 WESTCHASE, LLC, a Colorado limited liability company, and the within named Grantor, and the execution of the foregoing instrument as such member for the purposes therein contained, by signing in the name of the limited liability company as such member.

Witness my hand and official seal on _____, 2023.

_____
Notary Public

My Commission Expires: _____

See Attached

State of.....
County of _____

Before me, the uudersigned, personally appeared ELIZABETH L. BISHOP to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged and was identified as a member of 255 WESTCHASE, LLC, a Colorado limited liability company, and the within named Grantor, and the execution of the foregoing instrument as such member for the purposes therein contained, by signing in the name of the limited liability company as such member.

Witness my hand and official seal on _____, 2023.

_____
Notary Public

My Commission Expires: _____

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned Affiant hereby declares under oath that the actual consideration for this transfer is: $ -0-.

L. Denise Woods
Affiant

Sworn and subscribed before me on June 14, 2023.

Margaret H. Taylor
Notary Public

My Commission Expires: MARGARET H. TAYLOR NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-09-2024

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles)

On June 06, 2023 before me, Nubia A. Alvarenga (Notary Public)
(insert name and title of the officer)

personally appeared Anthony J. Bishop and Elizabeth L. Bishop,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

NUBIA A. ALVARENGA
Notary Public - California
Los Angeles County
Commission # 2403126
My Comm. Expires May 4, 2026