Karen Johnson Davidson County
Batch# 1023052 DEEDQC
07/06/2023 09 36 41 AM 2 pgs
Fees $12 00 Taxes $0 00
20230706-0051579

Prepared by
Cain & Associates, PLLC
206 Gothic Court, Ste 300
Franklin, TN 37067

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0 00

Affiant

Subscribed and sworn to before me, this 27 day of June 2023

Notary Public
My commission expires 6-17-2024

BRIAN HURST STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Address of New Owner:	Send Tax Bills to:	Tax Information
Marianne Christine Williamson 116B N 9th St Nashville, TN 37206	New Owner	082-12-1E-002 00-CO

QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Marianne Christine Williamson, unmarried,** hereinafter referred to as Grantor(s), has bargained and sold, and do hereby convey, remise, release, and forever quitclaim unto **Marianne Christine Williamson, unmarried, and Brandon Crotts, an unmarried man,** Grantee(s), their heirs and assigns, the trust's entire right, title, and interest in and to the real property described as follows

Land in Davidson County, Tennessee, being Unit B on the Plan of Homes at 116 N 9th, a Horizonal Property Regime with Private Elements of record in Exhibit "A" in the Declaration of Covenants, Conditions and Restrictions in Instrument NO. 20200622-0066286, 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 Marianne Christine Williamson, unmarried, by Warranty Deed from Nathan S Graham, dated May 19, 2023 of record in Instrument No. 20230522-0038097, Register's Office for Davidson County, Tennessee

This property is improved property known as **116B N 9th Street, Nashville, Tennessee 37206**

This being investment property only, having never been the personal residence of grantor at any time, Grantor warrants that he/she has never lived in the subject property as a married person and that the subject property is not subject to any homestead, dower or other marital rights or interests as contemplated by T C A 26-2-301 or other similar statue therein.

This deed was prepared in reliance upon the most recent deed in the chain of title and without performance of a title search No representation of title is made by this deed or the preparation thereof

This instrument and the interest released and quitclaimed are subject to limitations, restrictions and encumbrances as may affect the premises

WITNESS my hand this 27th day of June, 2023

Marianne C. Williamson

Marianne Christine Williamson

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Marianne Christine Williamson**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he, executed the foregoing instrument for the purpose therein contained.

Witness my hand, at office, this 27th day of June, 2023

Notary Public

My commission expires 6-17-2024

BRIAN HURST
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY