AFTER RECORDING RETURN TO:
METLIFE LEGAL PLANS DEEDS
8940 MAIN STREET, SUITE 2
CLARENCE, NY 14031
File No. Matthew Frank

Karen Johnson Davidson County
Batch# 1023147 DEEDQC
07/06/2023 12:59:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20230706-0051703

This document prepared by:
John O. Windsor, Esq.
1775 Lelia Drive Suite E (2nd floor)
Jackson, MS 39216
866-333-3081

Map/Parcel Numbers: 091-02-11-002-00-CO

QUITCLAIM DEED

THIS DEED made and entered into on this 24 day of June, 2023, by and between **Matthew D. Frank and Samantha Frank, F/K/A Samantha A. Economos, husband and wife**, whose address is 6203 New York Ave, Unit A, Nashville, TN 37209, hereinafter referred to as Grantor(s) and **Matthew Frank and Samantha Frank, as trustees of the Matthew Frank and Samantha Frank Revocable Living Trust dated June 23, 2022**, whose address is 6203 New York Ave, Unit A, Nashville, TN 37209, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLARS, do this day remise, release and quitclaim to the said Grantee(s) the following described real estate located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Unit B on the Plan of 6203 New York Townhomes as shown on the site plan attached as Exhibit "B" of the Declarations of Covenants, Conditions and Restrictions for 6203 New York Townhomes, a Horizontal Property Regime with Private Elements of record in Instrument No. 20150727-0073214 in the Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Property commonly known as: 6203 New York Ave, Unit A, Nashville, TN 37209

Being the same property conveyed to the Grantor in a Deed recorded on 10/26/2020 under Instrument No. 20201026-0123914 in the Register's Office for Davidson County, Tennessee.

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Matthew Frank

Matthew D. Frank

Samantha Frank

Samantha Frank, F/K/A Samantha A. Economos

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, Matthew D. Frank and Samantha Frank, F/K/A Samantha A. Economos, the within named Grantor, 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 seal, this 24th day of JUNE, 2023

Notary Public
My Commission expires: 1-4-27

STEFANIE ECONOMOS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-4-2027

VALUATION AFFIDAVIT

I, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Matthew Frank
Affiant

Print Name: Matthew Frank

STATE OF Tennessee
COUNTY OF Davidson

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

Notary Public
My Commission Expires: 1-4-27

STEFANIE ECONOMOS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-4-2027

Name and address for person(s) responsible for taxes:
Matthew Frank and Samantha Frank, as trustees of the Matthew Frank and Samantha Frank Revocable Living Trust dated June 23, 2022
6203 New York Ave, Unit A
Nashville, TN 37209

Name and address of property owner:
Matthew Frank and Samantha Frank, as trustees of the Matthew Frank and Samantha Frank Revocable Living Trust dated June 23, 2022
6203 New York Ave, Unit A
Nashville, TN 37209

TRUE COPY CERTIFICATION

I, Frank Dec, do hereby make oath that I am a licensed attorney and the custodian of the original version of the electronic document tendered for registration herewith and executed on 6/24/2023 and authenticated according to law.

Dated: 7/6/2023

Signature

STATE OF NEW YORK

COUNTY OF ERIE

On the 6TH day of JULY, 2023, personally appeared before me, JIM ROALDI, a notary public for this country and state, FRANK DEC, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed.

Notary Public's Signature

My Commission Expires 6/6/2025

Notary's Seal

JAMES ROALDI
NOTARY PUBLIC, STATE OF NEW YORK
Registration No. 01RO6128100
Qualified in Erie County
Commission Expires June 06, 2025