Karen Johnson Davidson County
Batch# 1035541 DEEDQC
08/07/2023 12:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230807-0061057

This Instrument
Prepared By:

HHHL, PLLC
1104 Fatherland Street
Nashville, TN 37206
(615) 712-6391

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Nathan W. Tierney, a married man,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer all of his interest and convey unto **Nathan W. Tierney and Leeza Tierney, Trustees of the Tierney Living Trust, dated July 20, 2022,** hereinafter called the Grantee, its successors and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 329 of The Bristol on Broadway, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing The Bristol on Broadway in Instrument 2005051-70055639 as amended in Instrument 20060307-0026614 and further amended in Instrument 20070615-0071857, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof and the By-Laws for the administration thereof, and all easements, rights and interest in favor of other unit owners, and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and buildings thereof.

Being the same property conveyed to Nathan W. Tierney, unmarried, by Special Warranty Deed from U.S. Bank Association, Trustee for GSAA 2006-1, of Record in Instrument No. 20091202-0110338 in the Register's Office for Davidson County, Tennessee.

*NOTE: This property was not used as a marital residence.

Being also known as 1803 Broadway Unit 329 Nashville, TN 37203.

IN WITNESS WHEREOF, I have hereunto set out my hand on this 21 day of July, 2023.

Nathan W. Tierney
Nathan W. Tierney

STATE OF Texas)
COUNTY OF Williamson)

Before me, the undersigned authority, a Notary Public of the State and County mentioned, personally appeared Nathan W. Tierney, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, executed the foregoing instrument.

Witness my hand and seal this 21 day of July, 2023.

LaRoy Hilliman II
Notary Public

My Commission Expires: 08-06-2025

LAROY HILLIMAN II
Notary Public, State of Texas
Comm. Expires 08-06-2025
Notary ID 133255092

AFFIDAVIT OF CONSIDERATION

Name and Address of Property Owner:	Person or Entity Responsible For Payment of Property Taxes:	Map & Parcel Number of Property Transferred:
Tierney Living Trust Nathan and Leeza Tierney 1507 Horizon Park Blvd Leander, Texas 78641	Same	Davidson County: 092-16-0D-329.00-CO

STATE OF Texas)
COUNTY OF Williamson)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is Ten Dollars ($10.00), which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Nathan W Tierney
Affiant

Sworn to and subscribed before me 21 day of July, 2023.

LaRoy Hilliman II
Notary Public

My Commission Expires:
08-06-2025

LAROY HILLIMAN II
Notary Public, State of Texas
Comm. Expires 08-06-2025
Notary ID 133255092

After recording, return to:
HHHL, PLLC
1104 Fatherland St.
Nashville, TN 37206

Certificate of Authenticity

I, Leslie G. Hayes, 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 7/21/2023.

Date

Affiant Signature

8/7/2023

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 7th day of August, 2023.

Notary's Signature

JOHN HINTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 01-08-2024

My Commission Expires: _____
Date

Notary's Seal (if on paper)