This Instrument Prepared By:
Daniel P. Mecklenborg
Attorney At Law
10069 Davis Branch Road
Bon Aqua, Tennessee 37025

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value of this transfer whichever is greater is $0.00

MARY RUTH LANE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Affiant
Sworn to and subscribed before me this the 7th day of August 2023.
Notary Public My Commission Expires 9-10-23

THIS INSTRUMENT DOES NOT CONSTITUTE A WARRANTY OF TITLE, COVENANTS, DESCRIPTIONS OR ANY OTHER INFORMATION CONTAINED HEREIN.

New Owner:
Daniel P. Mecklenborg
and Mary T. Mecklenborg,
Co-Trustees, Mecklenborg
Family Revocable Living Trust
Agreement dated 02/15/23
10069 Davis Branch Road
Bon Aqua, Tennessee 37025

Send tax notice to:
Daniel P. Mecklenborg
10069 Davis Branch Road
Bon Aqua, Tennessee 37025

Map & Parcel Number:
142-7-J-628.00

Karen Johnson Davidson County
Batch# 1036161 DEEDQC
08/08/2023 03:26:54 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230808-0061527

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that for and in consideration of the sum of Ten Dollars ($10.00) cash paid in hand, and for the express purpose of making a conveyance to our revocable living trust, we, **Daniel P. Mecklenborg, and wife, Mary T. Mecklenborg,** ("GRANTORS") hereby remise, release and quitclaim unto **Daniel P. Mecklenborg and Mary T. Mecklenborg, Co-Trustees, Mecklenborg Family Revocable Living Trust Agreement dated 02/15/23** ("GRANTEE") their successors and assigns, all of our interest in the following described tract or parcel of real estate located in Davidson County, Tennessee, and being described as follows, to wit:

BEING ALL OF UNIT NO. 628, BRISTOL CREEK TOWNHOMES, LOCATED ON LAND IN DAVIDSON COUNTY, TENNESSEE, AS SHOWN IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR BRISTOL CREEK TOWNHOMES OF RECORD IN INSTRUMENT NO. 20171228-0131735, AND AS AMENDED BY INSTRUMENT NO. 20180301-0019441, AND INSTRUMENT NO. 20190607-0054760 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO DANIEL P. MECKLENBORG AND MARY T. MECKLENBORG, HUSBAND AND WIFE, BY SPECIAL WARRANTY DEED FROM VASTLAND NORTHCREST DEVELOPMENT, LLC,

A TENNESSEE LIMITED LIABILITY COMPANY, DATED FEBRUARY 6, 2020 AND APPEARING OF RECORD IN INSTRUMENT NO. 20200212-0016211 OF THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS MADE SUBJECT TO:

- THE PREMISES IS A TOWNHOME ESTABLISHED PURSUANT TO THE PROVISIONS OF THE TENNESSEE HORIZONTAL PROPERTY ACT AS THE SAME IS SET OUT IN SECTION 66-27-101, ET SEQ., OF THE TENNESSEE CODE ANNOTATED, AND IS SUBJECT TO THE PROVISIONS AND REQUIREMENTS THEREOF AND IS SUBJECT TO THE BY-LAWS FOR THE ADMINISTRATION THEREOF; ALSO SUBJECT TO THE 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 THEREON; AND ALSO INCLUDING WITHOUT LIMITATIONS, ALL CONDITIONS, COVENANTS, RESTRICTIONS, OPTIONS, BURDENS ASSESSMENTS AND OTHER UNDERTAKINGS CONTAINED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS ESTABLISHING A HORIZONTAL PROPERTY REGIME OF BRISTOL CREEK TOWNHOMES OF RECORD IN INSTRUMENT NUMBER INSTRUMENT NO. 20171228-0131735, AND AS AMENDED BY INSTRUMENT NO. 20180301-0019441, AND INSTRUMENT NO. 20190607-0054760 REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- HOMEOWNERS ASSESSMENT OF RECORD IN INSTRUMENT NUMBER 20180109-0002789, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- DECLARATION OF RESTRICTIONS AND COVENANTS FOR STORMWATER FACILITIES AND SYSTEMS OF RECORD IN INSTRUMENT NUMBER 20160721-0075106, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- AGREEMENT FOR DEDICATION OF EASEMENT FOR THE PURPOSE OF PUBLIC STREET RIGHT OF WAY OF RECORD IN INSTRUMENT NUMBER 20160805-0081309, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- GRANT OF EASEMENT IN FAVOR OF COMCAST OF NASHVILLE 1, LLC OF RECORD IN INSTRUMENT NUMBER 20170921-0096819, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- ALL MATTERS SHOWN ON A SURVEY BY J. ALAN CUMMINGS, RLS #2351, DATED 04-27-2016, A COPY OF WHICH IS ATTACHED TO INSTRUMENT NUMBER 20160603-0056417.
- RIGHT OF WAY DEED FOR HIGHWAY PURPOSES OF RECORD IN BOOK 5055, PAGE 553, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- AGREEMENT FOR DEDICATION OF PUBLIC UTILITIES OF RECORD IN BOOK 11406, PAGE 456, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.
- RIGHTS AND EASEMENTS OF ADJOINING LANDOWNERS IN AND TO ANY PARTY WALL(S) LOCATED ON THE INSURED PARCEL.
- SUBJECT TO RIGHTS OF OTHERS IN AND TO THE COMMON AREAS AND/OR ELEMENTS.

This is improved property known as: 628 Bristol Creek Drive, Nashville, Tennessee 37221.

IN WITNESS WHEREOF Grantors have executed this instrument on the 7th day of August 2023.

Daniel P. Mecklenborg, Grantor

Mary T. Mecklenborg, Grantor

STATE OF TENNESSEE :
:
COUNTY OF WILLIAMSON :

Personally, appeared before me, a Notary Public in and for said County and State the within named, **Daniel P. Mecklenborg**, with whom I am personally acquainted, (or proved his identity by satisfactory evidence) and who further acknowledged that in said capacity he executed the within instrument for the purposes contained therein.

Witness my hand and official seal, this the 7th day of August 2023.

Notary Public

My commission expires 9-11-23

MARY RUTH LANE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE :
:
COUNTY OF WILLIAMSON :

Personally, appeared before me, a Notary Public in and for said County and State the within named, **Mary T. Mecklenborg**, with whom I am personally acquainted, (or proved her identity by satisfactory evidence) and who further acknowledged that in said capacity she executed the within instrument for the purposes contained therein.

Witness my hand and official seal, this the 7th day of August 2023.

Notary Public

My commission expires 9-11-23

MARY RUTH LANE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY