Karen Johnson Davidson County
Batch# 1036716 DEEDQC
08/10/2023 08:25:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230810-0061911

****This Quitclaim Deed was prepared from information furnished from the Grantor****

**PREPARED BY:**
*Sidwell, Barrett, Gore & Reynolds P.C.*
*121 First Avenue South, Suite 200*
*Franklin, TN 37064*

STATE OF Tennessee
COUNTY OF Williamson

The actual consideration for this transfer is **$0.00.**

AFFIANT

Subscribed and sworn to before me this 9th day of August, 2023.

NOTARY PUBLIC
My Commission Expires: 6-27-26

BLAKE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

ADDRESS OF NEW OWNER:
Mary Alice Hall, Trustee
The Mary Alice Hall Revocable Trust, dated November 22, 2022
5001A Michigan Ave
Nashville, TN 37209

SEND TAX BILLS TO:
SAME

Map/Parcel:
**091074U00100CO**

# QUITCLAIM DEED

**KNOW ALL PERSONS BY THESE PRESENTS** that for the sum of Ten and No/100 ($10.00) Dollars, cash in hand paid, **Mary Alice Kerstner Hall**, hereinafter called the Grantor, hereby remises, releases and quitclaims unto **Mary Alice Hall, Trustee of The Mary Alice Hall Revocable Trust, dated November 22, 2022,** hereinafter called the Grantee, all of the Grantor's interests in and to the real property in the State of Tennessee more particularly described on **Exhibit "A"** attached hereto and incorporated herein by reference.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

**WITNESS** our hands this 17th day of February, 2023.

**Mary Alice Kerstner Hall**

STATE OF Tennessee
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Mary Alice Kerstner Hall** whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 17th day of February, 2023.

Notary Public
My Commission Expires: 6-27-26

BLAKE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

## Exhibit "A"

### LAND DESCRIPTION

Land in Davidson County, Tennessee, being Unit 5001A of Homes at 5001 Michigan Avenue, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for Homes at 5001 Michigan Avenue, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20200527-0054526, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of Homes at 5001 Michigan Avenue, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B" to said Declaration appearing as Instrument No. 20200527-0054526, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to Mary Alice Kerstner Hall by Warranty Deed from Elliot Development, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20210112-0005289, in the Register's Office of Davidson County, Tennessee, dated January 7, 2021, and recorded January 12, 2021.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

This Quitclaim Deed was prepared from information furnished from the Grantor and without benefit of a title search.

**Tennessee Certification of Electronic Document**

I, Blake Reynolds, 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 8/9/2023 (date of document).

Affiant Signature

8/9/2023
Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 9th day of August, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 6/22/26

JILL SWICEGOOD
NOTARY SEAL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON