Karen Johnson Davidson County
Batch# 1046744 DEEDQC
09/06/2023 04:05:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230906-0070022

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31st DAY OF AUGUST, 2023.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL) 11-2-2026

LAUREN DEGEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

This Instrument was prepared with information provided by Grantee without the benefit of a title search or title policy. Preparer makes no representation as to the accuracy or insurability of title.

THIS INSTRUMENT WAS PREPARED BY
SoBro Law Group, LLC
101 Lea Avenue, Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	DEEPHAVEN MORTGAGE, LLC	MAP-PARCEL NUMBERS
COLEMAN-HEINZE, LLC		093 14 OA 616.00 CO
(NAME)	(NAME)	
841 ADAIR AVENUE, NORTHEAST	3530 TORINGDON WAY, SUITE 300	
(ADDRESS)	(ADDRESS)	
ATLANTA	CHARLOTTE, NC 28277	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THAT WE, **THERESA ANN HEINZ AND JASON SHAVE COLEMAN, WIFE AND HUSBAND**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO **COLEMAN-HEINZ, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTEE, ALL OF OUR INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

A certain unit located in Davidson County, Tennessee, being known and designated as Unit No. 601 established pursuant to the Condominium Declaration for Hyve, of record in Instrument Number 20230424-0030022, in the Register's Office for Davidson County, Tennessee, and with said Unit being depicted on Exhibit "E" to said Declaration; together with a percentage interest in the common elements as set forth in said Declaration, to which reference is hereby made for a more complete description.

Being the same property conveyed to Theresa Ann Heinz and Jason Shave Coleman, wife and husband, by Special Warranty Deed from 629 Seventh, L.P., a Tennessee limited partnership, of record in Instrument No. 20230814-0063173, Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 635 7th Avenue South, Unit 601, Nashville, TN 37203
(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 31 day of August, 2023.

THERESA ANN HEINZ

JASON SHAVE COLEMANT

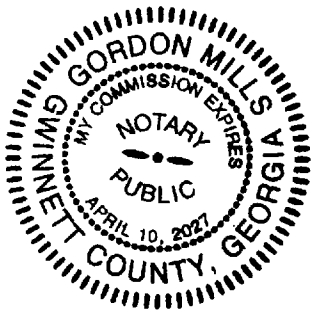
STATE OF GA

COUNTY OF FULTON

On this the 31 day of August, 2023, before me personally appeared Theresa Ann Heinz and Jason Shave Coleman, to me known (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged that they executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 31 day of August, 2023.

Notary Public
My Commission Expires: 4/10/2027



Certificate of Authenticity

I, Mackenzie Hudson ("Affiant"), 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 August 31-2023 (date).

Affiant Signature

9-6-23
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 6th day of September, 2023.

Notary's Signature

My Commission Expires: 11-2-2026

Notary's Seal

