THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, PLLC
810 CRESCENT CENTRE DRIVE, SUITE 110
FRANKLIN, TENNESSEE 37067

Karen Johnson Davidson County
Batch# 1052867 DEEDQC
09/22/2023 08 28 45 AM 2 pgs
Fees $12 00 Taxes $0 00

20230922-0074494

This conveyance is exempt from conveyance tax pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(E)

PREPARER'S DISCLAIMER: The acceptance, use, and recording of this document by parties to the document or the parties' agents shall indicate the parties' acceptance of the following terms and their complete and thorough review and approval of the document as drafted The document prepared is based on information provided by the parties named therein or by the parties' agents The service requested of and provided by the Preparer is strictly limited to only the preparation of the document in recordable form No title examination or other inspection or research was requested by the parties or performed by the Preparer of the instrument regarding the subject property No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the Preparer to the parties or to anyone else Further, no legal advice, and no tax or accounting or financial advice or service has been requested from or provided by the Preparer regarding the legal, tax, or accounting related significance, effectiveness for a particular purpose, or ramifications regarding the use of the document The parties must rely on the counsel of their own attorneys or other professional advisors regarding any and all such matters, and should not execute or make use of this document unless or until they have done so

QUITCLAIM DEED

Address of New Owners	Send Tax Bills To	Tax ID#
Gretchen Lowe 7233 Althorp Way, S4 Nashville, TN 37211	Owner	172-12-0-D-406 00-CO

For and in consideration of the sum of no Dollars and no Cents, cash in hand paid by the hereinafter named Grantee, and in relation to the settlement of our divorce, and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, **John Lowe**, hereinafter called the Grantor, do hereby Quitclaim unto **Gretchen Lowe**, hereinafter called the Grantee, and the Grantee's successors and assigns, all of my right, title, and interest in and to the following described Real Property in **Davidson County**, State of Tennessee, described as follows, to wit

Land in Davidson County, Tennessee, being **Unit S-4** as shown on Exhibit B2 & B5 to the Supplemental Declaration of Charter, Easements, Covenants and Restrictions for the Residential Neighborhood **of Lenox Village**, a Traditional Neighborhood Development, Annexing Additional Property to the Town Center Homes, a Horizontal Property Regime and Residential Neighborhood (Section Two, The Town Center Homes) of record as Instrument No 20050324-0032209, as amended and shown as Exhibit A and B of Instrument No. 20050815-0096405, in the Register's Office for Davidson County, Tennessee Also being a part of the same property shown on the Plan of Section 2, The Town Center Homes at Lenox Village, of record as Instrument No 20050322- 0031182 in said Register's Office

Being the same property conveyed to John Lowe and Gretchen Lowe, Husband and Wife, by deed from Christopher S Fortenberry, of record on 07/15/2014, at Instrument No 20140715-0062363, Davidson County Register of Deeds

This is property commonly known as 7233 Althorp Way, S4, Nashville, TN 37211

Witness my hand, this 18th **day of September, 2023:**

John Lowe

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **John Lowe** , the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that said person executed the within instrument for the purposes therein contained

Witness my hand and official seal, this 18 day of **September, 2023**

Brooke Formosa
Notary Public

My Commission Expires 7/6/26

BROOKE FORMOSA
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON