This Instrument Prepared By:
TITLE ESCROW OF ROBERTSON COUNTY, INC.
215 Highway 76
White House, TN 37188
(615) 672-7925

ADDRESS NEW OWNER:
270 Tampa Dr.
Apt. A-3
Nashville, T 37211

OWNER:
LeeAnna Melton
Chad Melton

Karen Johnson Davidson County
Batch# 1089337 DEEDQC
01/08/2024 12:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240108-0001517

SEND TAX BILL:
New Owner
8339 Carriage Hills Dr
Brentwood, TN 37027

MAP AND PARCEL:
133160A00300CO

QUITCLAIM DEED

THIS INSTRUMENT PREPARED FROM INFORMATION PROVIDED BY PARTIES. NO TITLE SEARCH PERFORMED.

FOR AND IN CONSIDERATION of the sum of Ten ($10.00), cash in hand paid by the hereinafter named Grantee, and other valuable considerations, the receipt of which is hereby acknowledged, I, Art Henry, hereby Quitclaim all my interest to LeeAnna Melton and Chad Melton, wife and husband, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Unit A-3, of Harding Glen Condominiums (formerly Barcelona Condominiums) created under Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated and as established by a Master Deed, of record in Book 6400, Page 801, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Barcelona Condominium set forth in Exhibit A-2 of this Master Deed for a more complete identification and description of such Unit.

Being the same property conveyed to Art Henry, married, by deed from Leland D. Watts, married, dated 9/23/2013 and of record in Instrument No. 20130924-0100325, Register's Office, Davidson County, Tennessee.

This is not the primary residence of the Grantor or Grantor's spouse.

This conveyance is subject to any and all existing easements and restrictions of record.

And now I, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby Quitclaim and convey all my interest unto the said LeeAnna Melton and Chad Melton, wife and husband, their heirs and assigns, forever; and I, Art Henry covenant with the said Grantees that the same is conveyed subject to the limitations and restrictions as may effect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this the 4th day of January, 2024.

Art Henry

Art Henry

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Art Henry, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at White House, Tennessee, this the 4th day of January, 2024.

My Commission Expires: 8/24/27

NOTARY PUBLIC

KATHERINE LEE Notary Public At Large ROBERTSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF ROBERTSON)

The actual value or consideration, whichever is greater, for this transfer is $ -0-.

AFFIANT

Subscribed and sworn to before me this 4th day of January 2024.

NOTARY PUBLIC

My Commission Expires: 8/24/27

KATHERINE LEE Notary Public At Large ROBERTSON COUNTY, TENN.

Certificate of Authenticity

I, Kathy Lee, 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 1/4/24.

Date

Affiant Signature

1/4/24

Date

State of TENNESSEE
County of ROBERTSON

Sworn to and subscribed before me this 4th day of January, 2024.

Notary's Signature

My Commission Expires: 5-20-25

Date

Notary's Seal (if on paper)

PAM S ATCHLEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF ROBERTSON