Karen Johnson
Batch # 1096734
02/01/2024 11:18:29 AM
Fees: $22.00 Taxes: $0.00
Davidson County
DEEDQC
4 pgs
20240201-0007135

Prepared By:
Mr. Zachary Martin Plese
7720 Stapleton Chase Dr
Antioch, Tennessee 37013

After Recording Return To:
Zachary Martin Plese
7720 Stapleton Chase Dr
Antioch, Tennessee 37013

TAX PARCEL ID #: 091080R02400CO

QUIT CLAIM DEED

BE IT KNOWN BY ALL, that Mrs. Jerica Gladston *("Grantor")* , **whose address is** 7720 Stapleton Chase Dr, Antioch, Tennessee 37013, hereby ***REMISES, RELEASES AND FOREVER QUITCLAIMS TO*** Mr. Zachary Martin Plese *("Grantee")* , **whose address is** 7720 Stapleton Chase Dr, Antioch, Tennessee 37013, all right, title, interest and claim to the following real estate property located at 4405 Kentucky Ave in the City/Township of Nashville, located in the County of Davidson and State of Tennessee and ZIP code of 37209, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 302 of The Lofts on 44th Avenue Condominiums, established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Declaration establishing The Lofts on 44th Avenue Condominiums of record in Instrument No. 20200609-0058941, as amended in Instrument No. 20211122-0154934, in the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all 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 thereof; said Unit being depicted on Exhibit to said Declaration; together with a percentage interest in common elements and voting percentage as set forth in Exhibit to said Declaration..

Source of Title : Instrument Number: 20221230-0133983

FOR VALUABLE CONSIDERATION, in the amount of $1.00 dollars, given in hand, and for other good and valuable consideration the receipt and sufficiency of which is hereby acknowledged.

BE IT FURTHER KNOWN, that this transfer shall be effective as of 02/05/2024, and that the Grantor makes no promises as to ownership of title to the above-referenced Property, but simply agrees to transfers whatever interest the Grantor has in it to the Grantee.

(Grantor's or Authorized Representative's Signature)
Jerica Gladston

Grantee's Address:

Mr. Zachary Martin Plese
7720 Stapleton Chase Dr
Antioch, Tennessee 37013

Mail Subsequent Tax Bills To:

Zachary Martin Plese
7720 Stapleton Chase Dr
Antioch, Tennessee 37013

STATE OF TENNESSEE)
) **SS.**
COUNTY OF DAVIDSON)

The foregoing Quit Claim Deed was acknowledged before me on 31st of January by Mrs. Jerica Gladston, who is personally known to me or who has produced a valid driver's license and/or passport as identification, and such individual(s) having executed aforementioned instrument of his/her/their free and voluntary act and deed.

IN WITNESS THEREOF, to this Quit Claim Deed, I set my hand and seal.

Signed, sealed and delivered in the presence of:

(Signature of Notary)

(Printed Notary Name) Davidson, Tennessee

CECILIA NOEMI GOMEZ
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-11-2026

My Commission expires: 0-11-2026

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $ 0.00 .

Affiant

Subscribed and sworn before me, this 01st day of February, 2024

Notary

CECILIA NOEMI GOMEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-11-2026