Karen Johnson Davidson County
Batch# 1116561 DEEDQC
03/28/2024 03:17:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240328-0021820

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

MARK B. LEEDOM
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 1, 2025

STATE OF Tennessee
COUNTY OF Davidson

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

Affiant

Subscribed and sworn to before me, this 20 day of March 2024.

Notary Public

My commission expires: 7/1/25

THIS INSTRUMENT WAS PREPARED BY:
SIGNATURE TITLE SERVICES, LLC
636 GRASSMERE PARK
NASHVILLE, TN 37211

QUITCLAIM DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
White and Co. LLC	**New Owner**	**092020M01500CO**
651 S Mt Juliet Rd #1075	**651 S Mt Juliet Rd #1075**	
Mt Juliet, TN 37122	**Mt Juliet, TN 37122**	

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEES, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **I/we David Whiting, a married man,** GRANTOR(S)", by these presents, do hereby quitclaim and convey unto **White and Co., LLC,** herein called "GRANTEE(S)", her/his successors, heirs and assigns all of their right, title and interest in and to a certain tract or parcel of land described as follows:

A certain unit located in Davidson County, Tennessee, being Unit No. 15 of 1010 28th Ave N Commons, a Horizontal Property Regime established pursuant to the provisions 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 Declaration of Covenants, Conditions, and Restrictions for 1010 28th Ave N Commons., of record in Instrument No. 20210929-0131095 as amended in Instrument No. 20230811-0062429, Register's Office of Davidson County, Tennessee, and subject to the provisions and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights, and interests 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 the buildings thereof, said Unit being depicted on Exhibit to said Declaration; together with a percentage interest in the common elements and voting percentage as set forth in said Declaration.

Being the same property conveyed to David Whiting, a married man, by Warranty Deed from Alameda, LLC, a Tennessee Limited Liability Company, dated January 23, 2024, , of record as Instrument No. 20240205-0008037, Registers Office for Davidson County, Tennessee.

Oath is made that the property herein above described is neither the Grantor's principal nor the principal residence of his spouse and/or dependents.

This is improved property known as: 1008 28th Ave N., Nashville, TN 37208

WITNESS my/our hand(s) this 26th day of March, 2024.

David Whiting

STATE OF California

COUNTY OF Orange

Personally appeared before me, a Notary Public of said County and State **David Whiting,** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 26th day of March, 2024.

J. A. Brown
Notary Public

My Commission Expires: 09/28/2026

RRS2 J. A. BROWN COMM. # 2414389 NOTARY PUBLIC-CALIFORNIA ORANGE COUNTY MY COMM. EXP. SEPT 28, 2026 RRS2

Certificate of Authenticity

I, Ashton Tevcit, 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

March 28, 2024
Date

Affiant Signature

March 28, 2024
Date

State of TN

County of Davidson

Sworn to and subscribed before me this 28 day of March, 2024.

Notary's Signature

My Commission Expires: 10/4/2027
Date

Notary's Seal (if on paper)

