Karen Johnson Davidson County
Batch# 1122454 DEEDQC
04/12/2024 11:38:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240412-0026172

THIS INSTRUMENT WAS PREPARED FROM INFORMATION PROVIDED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.	STATE OF TN COUNTY OF Sumner The actual consideration or value, whichever is greater, for this transfer is $-0. Affiant Subscribed and sworn to before me, this 12th day of April, 2024. Notary Public My commission expires: 03/01/2025

JENNIFER RUSSELL NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

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 22 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 22 day of March, 2024.

Notary Public

My Commission Expires: 3/13/27

CHRISTINE A. WERNER
COMM. # 2441184
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
MY COMM. EXP. MAR. 13, 2027

Tennessee Certification of Electronic Document

I, Jennifer Russell, 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 3/22/24 (date of document).

Jennifer Russell
Affiant Signature

4/12/24
Date

State of Tennessee

County of Sumner

KRISTEN M. TRAINI
Notary Public At Large
SUMNER COUNTY, TENN.

Sworn to and subscribed before me this 12th day of April 2024.

Notary's Signature

MY COMMISSION EXPIRES: 10/21/2024

NOTARY'S SEAL