Karen Johnson
Batch # 1139615
05/28/2024 08:48:22 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240528-0039111

PREPARED BY:

JOSHUA J. PHILLIPS
1000 KENNESAW DR.
GALLATIN, TENNESSEE 37066
(615) 452-8030

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Trustee, for THE FARON AND CONNIE KELSH FAMILY REVOCABLE TRUST 9614 Deer Track Court Brentwood, Tennessee 37027	Same	104 09 0G 045.00

QUITCLAIM DEED

For and in consideration of the sum of ten dollars, cash in hand paid by Grantee, the receipt of which is hereby acknowledged, and other good and valuable considerations, the undersigned, FARON KELSH and CONNIE KELSH, husband and wife ("Grantors"), hereby convey and quitclaim unto the Trustee, for the THE FARON AND CONNIE KELSH FAMILY REVOCABLE TRUST u/a/d May 23, 2024 ("Grantee"), its successors, heirs, and assigns, all of Grantor's right, title, and interest in and to the following described real property, to wit:

> LAND in Davidson County, Tennessee, being Unit No. 45, located on the upper floor of Building No. D, Park Circle Condominiums, as shown in Exhibit B to the Master Deed establishing a Horizontal Property Regime of park Circle condominiums (now known as West End Place at 3500 West End Avenue), as of record in Book 6809, page 610-620, along with an undivided interest in the common elements thereto of 1.96078%, and subject to all terms and conditions of said Master Deed and By-Laws establishing a Horizontal Property Regime for Park Circle Condominiums as of record in Book 6809, pages 569 and following, and amended by Amendment to Master Deed for Park Circle Condominiums of record in Book 9992, Page 744 changing the Horizontal Property Regime to West End Place, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to FARON KELSH AND CONNIE KELSH, husband and wife, by Warranty Deed from SONUA BOHANNON, of Instrument No. 20220803-0088210 in the Register's Office for Davidson County, Tennessee.

This is improved property, known as 145 West End Place, Nashville, Tennessee 37205.

Subject to any and all plats, easements, restrictions, and other matters of record.

IN TESTIMONY WHEREOF, I have hereunto set my signature on this 23 day of May 2024.

FARON KELSH

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, a Notary Public in and for said County and State, FARON KELSH, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, this 23 day of May, 2024.

R. L. HUTCHISON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

NOTARY PUBLIC
My Commission Expires: 10.21.2025

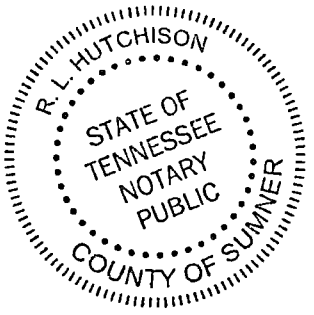
IN TESTIMONY WHEREOF, I have hereunto set my signature on this 23 day of May 2024.

CONNIE KELSH

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, a Notary Public in and for said County and State, CONNIE KELSH, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, this 23 day of May, 2024.



NOTARY PUBLIC
My Commission Expires: 10.21.2025

AFFIDAVIT

STATE OF TENNESSEE
COUNTY OF SUMNER

For purposes of Tenn. Code Ann. § 67-4-409(a)(4), this transfer is exempt from recordation tax and valuation oath.

Affiant

Sworn to and subscribed before me
this 23 day of May, 2024.

Notary Public

My Commission Expires: 10.21.2025

