Karen Johnson Davidson County
Batch# 1182223 DEEDQC
09/16/2024 02:52:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240916-0071412

THIS INSTRUMENT WAS PREPARED BY:
Stewart Title Company, Tennessee Division
100 Bluegrass Commons Blvd., Ste 110
Hendersonville, Tennessee 37075

NO TITLE SEARCH WAS PERFORMED. THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES.

STEVEN G. WATERS NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires 12-20-2027

STATE OF TENNESSEE
COUNTY OF SUMNER

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Jennifer A Hoffman
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 9th DAY of September, 2024

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NUMBERS:
Laurren D. Leslie and Ophelia Morris	New Owner	**033-04-0D-110.00**
120 Dry Creek Commons Dr.		
Goodlettsville, TN 37072		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged We, **Laurren D. Leslie, a single woman, and Akiva T. Griffin, a single woman,** "GRANTORS", by these presents, do hereby quitclaim and convey to **Laurren D Leslie, an unmarried woman and Ophelia Morris, an unmarried woman, as joint tenants with rights of survivorship**, hereinafter called "GRANTEES", their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in **Davidson** County, State of **TENNESSEE**, described as follows, to-wit:

A certain condominium located in Davidson County, Tennessee, being Unit No. 110 of Dry Creek Commons, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, at seq. of the Tennessee Code Annotated, under the Master Deed establishing Dry Creek Commons of record in Declaration of Covenants, Conditions and Restrictions in Instrument No. 20200529-0055770 and Re-recorded in Instrument No. 20200612-0060166, and amended in Instrument No. 20220222-0019942, and Instrument No. 20220222-0019943, 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 Master Deed; together with a percentage interest in the common elements and voting percentage as set forth in Exhibit to said Master Deed.

Being the same property conveyed to Laurren D. Leslie, a single woman and Akiva T. Griffin, a single woman by Special Warranty Deed from VastLand NorthCrest Development, LLC, dated 02/04/2022, of record in Instrument No. 20220222-0019957, Register's Office for Davidson County, Tennessee.

Said property is transferred subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is **improved** property, known as **120 Dry Creek Commons Dr. Goodlettsville, TN 37072**

Effective this 9th day of September, 2024

Laurren D. Leslie

Akiva T. Griffin

STATE OF **TENNESSEE**

COUNTY OF **SUMNER**

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Laurren D. Leslie,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal this 9th day of September, 2024.

Notary Public

My Commission Expires: 6/27/29

JENNIFER A HOFFMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 06-29-2027

State of **TENNESSEE**
County of **SUMNER**

Before me, the undersigned, a Notary Public in and for the said County and State, personally appeared **Akiva T. Griffin,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purpose therein contained.

Witness my hand and Official seal this 9th day of September, 2024

Notary Public

My Commission Expires: 6/29/27

JENNIFER A HOFFMAN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires 06-29-2027

CERTIFICATE OF AUTHENTICITY

I, Jennifer A. Hoffman, do hereby make oath that I am licensed attorney and/or 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 the law on 9/09/24.

Jennifer A Hoffman
AFFIANT

DATE: 9/16/24

STATE OF TENNESSEE

COUNTY OF Sumner

SWORN to and subscribed before me this 16th day of September, 2024.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 6/29/27

