Karen Johnson Davidson County
Batch# 1200490 DEEDQC
11/01/2024 02:33:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241101-0085165

THIS INSTRUMENT PREPARED BY: **Mudter, Patterson & Cox, PLLC** **3811 Bedford Avenue** **Suite 205** **Nashville, TN 37215** **(615) 383-4429**	STATE OF TENNESSEE COUNTY OF DAVIDSON The actual consideration for this transfer is: ~~$0.00~~. Affiant Subscribed and sworn to before me, this 1st day of November, 2024. Notary Public My Commission Expires:

GERALD G. PATTERSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMM. EXPIRES JULY 7, 2027

QUITCLAIM DEED

Address New Owner: Charles A. Grice 4413 Charleston Place Circle Nashville, TN 37215	Send Tax Bills To: New Owner 4413 Charleston Place Circle Nashville, TN 37215	Tax Information: Map and Parcel No.: 130-08-0B-001.00 CO

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **DONNA L. WITTMAN, unmarried** (hereinafter referred to as the "Grantor"), does hereby quitclaim, transfer and convey unto **CHARLES A. GRICE, unmarried,** his heirs and assigns, all of her right, title and interest in and to the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in Davidson County, Tennessee, being Unit No. 7, together with the appurtenant interest in the common elements of Charleston Place Condominium, a horizontal property regime established by Master Deed of record in Book 5965, page 880, amended in Book 6071, page 499, Book 6122, page 319, Book 6157, page 879, Book 6336, page 874, Book 6336, page 878, and Instrument No. 20210816-0110044, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan and being located upon Lot No. 4 on the Plan of Condominium Site Plan Charleston Place Lot Nos. 3 and 4 of record in Plat Book 5200, page 351, as amended in Plat Book 5200, page 461, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Charles A. Grice and Donna L. Wittman, both unmarried, as joint tenants with right of survivorship, by deed dated January 31, 2022, from Lowell C. Whitefield, Trustee of the Lowell C. Whitefield Revocable Living Trust dated July 16, 1998, and any amendments thereto, of record in Instrument No. 20220210-0015488 and Instrument No. 20220214-0016533, Register's Office for Davidson County, Tennessee.

This is improved property known as 4413 Charleston Place Circle, Nashville, Tennessee, 37215.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 1st day of November, 2024.

GRANTOR:

Donna L. Wittman

DONNA L. WITTMAN

STATE OF TENNESSEE)

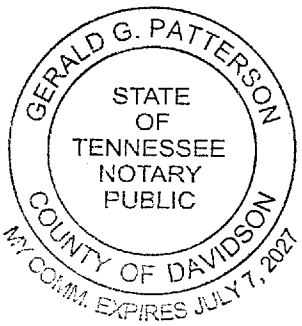
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for the County and State aforesaid, DONNA L. WITTMAN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal, at office, this the 1st day of November, 2024.

Notary Public

My Commission Expires: _____



Tennessee Certification of Electronic Document

I, George Mudter, 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 11/1/24 (date of document).

Affiant Signature

11/1/24
Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 1 day of November, 2024

Notary's Signature

MY COMMISSION EXPIRES: _____

NOTARY'S SEAL

EILEEN K. HOPKINS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JULY 7, 2027