This Instrument Prepared By and
When Recorded Please Return to:

John C. Bobbitt
101 Springhouse Ct., Suite 202
Hendersonville, TN 37075

Karen Johnson Davidson County
Batch# 1210657 DEEDQC
12/02/2024 02:44:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241202-0093587

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map & Parcel:
Vacation Nashville, LLC 2500 W. 46th St., Ste 103 Sioux Falls, SD 57105	NEW OWNER	092-03-0E-004.00-CO

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Derrick Karsky, Kendra Karsky, Janel Karsky, and Dean Karsky** "the Grantors," conveys and quitclaims unto **Vacation Nashville, LLC, a Tennessee limited liability company** "the Grantee," all of Grantors' interest in the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Unit No. "D" on the plan of Homes at 2403 Jefferson Street, a Horizontal Property Regime with Private Elements of record in Instrument No. 20200128-0010107, as amended in Instrument No. 20200129-0010709, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete and accurate description thereof.
>
> Being the same property conveyed by Warranty Deed to Derrick Karsky, Kendra Karsky, Janel Karsky, and Dean Karsky from Casabella Properties, Inc., on November 1, 2024, and recorded on November 19, 2024, as Instrument No. 20251119-0089507 in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO: (1) all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record; (2) any and all applicable governmental and/or zoning regulations; (3) taxes which have been prorated as of the date of closing and assumed by the Grantee herein.

GRANTORS, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

[SIGNATURE PAGE FOLLOWS]

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on the 21st day of November, 2024.

(SEAL)
Derrick Karsky

(SEAL)
Janel Karsky

Kendra Kevesday (SEAL)
Kendra Karsky

(SEAL)
Dean Karsky

STATE OF South Dakota)
COUNTY OF Minnehaha)

Personally appeared before me, a Notary Public in and for said State and County, **Derrick Karsky, Kendra Karsky, Janel Karsky,** and **Dean Karsky,** the within named Grantors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 21st day of November, 2024.

DILLON TEMPLE
SEAL NOTARY PUBLIC SEAL
SOUTH DAKOTA

Notary Public
My commission expires: 04/13/2027

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value whichever is greater, for this transfer is **$0.00**.

(Affiant)

Notary Public

My commission expires: 12-1-27

JOHN C BOBBITT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Certificate of Authenticity

I, Joshua A. Terry, 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 11/21/2024.

Affiant Signature – Joshua A. Terry

12/2/2024

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 12/2/2024.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27