Karen Johnson Davidson County
Batch# 1221021 DEEDQC
12/27/2024 02:46:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241227-0100696

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

QUITCLAIM DEED

Address New Owner(s) As Follows:	Send Tax Bills to:	Map Parcel Numbers:
Christopher Wayne Hamby and Sherri Tucker Hamby, Co-Trustees 1616 West End Avenue, Unit 2002 Nashville, TN 37203	Same	092 12 4A 062.00

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged we, CHRIS HAMBY and SHERRI HAMBY, by these presents do hereby quitclaim and convey unto CHRISTOPHER WAYNE HAMBY and SHERRI TUCKER HAMBY, CO-TRUSTEES OF THE HAMBY COMMUNITY PROPERTY TRUST, their successors in trust and assigns, with full right and power to convey, sell, mortgage, lease or otherwise encumber without the joinder or consent of any beneficiary or other party, all of our right, title and interest in that certain real property in Davidson County, Tennessee more particularly described as follows:

Unit 2002, of the Residences at Broadwest, as established in Master Deed of record at Instrument No. 20201123-0137217, as amended (if applicable) at Instrument No. 20210817-0111256, in the Register's Office of Davidson County, Tennessee, to which master Deed reference is hereby made for a more particular description of said property,

Being the same property conveyed by deed of record as Instrument No. 20220208-0014667, Register's Office for Davidson County, Tennessee.

This is property known as 1616 West End Avenue #2002, Nashville, Tennessee.

[The remainder of this page intentionally left blank, see next page for signatures.]

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 27 day of December, 2024.

CHRIS HAMBY

SHERRI HAMBY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Chris Hamby and Sherri Hamby, the within named bargainors, 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 27 day of December, 2024.

NICHOLAS D. GAFFNEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Jan. 24, 2028

Notary Public
My Commission Expires: 1/24/2028

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me
this 27th day of December, 2024.

Notary Public

My Commission Expires:
11/2/2026

JONATHAN THOMASTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
Commission Expires Nov. 2, 2026

45806204.2

Tennessee Certification of Electronic Document

I, Adam Harrer, 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 Dec 27, 2024 (date of document).

Affiant Signature

12/27/2024

Date

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 27 day of December, 2024.

Emerald S. Burns

Notary's Signature

MY COMMISSION EXPIRES: 09-07-2026

NOTARY'S SEAL

