Karen Johnson Davidson County
Batch# 1242932 DEEDQC
03/04/2025 03:04:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250304-0016326

QUITCLAIM DEED

Note: This instrument is prepared based upon information provided by the parties. No title search was performed in preparation of this Quitclaim Deed. The preparer makes no representation as to the status of title.

STATE OF Tennessee
COUNTY OF Davidson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS 24 DAY OF February, 2025.

NOTARY PUBLIC

My Commission Expires: 5-5-25

SUSANNAH L. DANIEL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires

THIS INSTRUMENT WAS PREPARED BY:
J. Walker Lewis
ORTALE KELLEY, Law Firm
330 Commerce Street, Suite 110
Nashville, TN 37201

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Michael A. Wein Patricia Wein 1021 Vida Way, #202 Nolensville, TN 37135	Michael A. Wein Patricia Wein 1021 Vida Way, #202 Nolensville, TN 37135	117-7-H-16.00

FOR A CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged, **Alexis Hannah Wein, an unmarried woman, and Michael A. Wein and wife, Patricia Wein, as joint tenants with right of survivorship, ("Grantors")**, by these presents, quitclaims, grants, and conveys unto **Michael A. Wein and wife, Patricia Wein , ("Grantees")**, their heirs and assigns, any and all her right, title, and interest in and to the following tract of land in Davidson County, State of Tennessee, to-wit:

A certain Condominium Unit located in Davidson County. Tennessee, being Unit No. 202, of Burkitt Commons Stacked Flats, A Condominium Development established pursuant to the provision of the Tennessee Condominium Act of 2008 as the same is set out in Section 66-27-201, et seq. of the Tennessee Code Annotated, under the Declaration of Covenants, Conditions and Restrictions establishing Burkitt Commons Stacked Flats. A Condominium Development of record in Instrument No. 20210826-0115544 in the Register's Office for Davidson County, Tennessee, as amended by First Amendment to the Declaration of Covenants, Conditions, and Restrictions of Burkitt Commons Stacked Flats. A Condominium Development of record in Instrument No. 20220304-0025194 in said Register's Office, as amended by Second Amendment to the Declaration of Covenants, Conditions, and Restrictions of Burkitt Commons Stacked Flats, A Condominium Development in Instrument No. 20220317-0031260 in said Register's Office, and may be amended from time to time, said Unit being identified on Exhibit "D" attached to said Declaration, as amended, together with an interest in and to any applicable Limited Common Elements and Common Elements as specified in said Declaration, as amended, said Unit lying

within Lot 75 on the Final Plat for Burkitt Commons, Phase 4 of record in Instrument Number 20200617-0063022, in said Register's Office, and subject to the provisions and requirements of that certain Master Declaration for Burkitt Commons of record in Instrument Number 20180202-0010924, as amended, in said Register's Office, as may be amended from time to time.

Being the same property conveyed to Alexis Hannah Wein, an unmarried woman and Michael A Wein, a married man, joint tenants with right of survivorship by Warranty Deed from Regent Homes, LLC, a Tennessee Limited Liability Company of record in Instrument No. 20221222-0132072 Register's Office for Davidson County, Tennessee, dated December 21, 2022 and recorded on December 22, 2022 and Scriveners Affidavit of recorded on January 04, 2023, of record in Instrument No. 20230104-0000617 .

Being the same property conveyed to Alexis Hannah Wein, an unmarried woman, and Wichael A. Wein and wife, Patricia Wein, as joint tenants with right of survivorship by Quitclaim Deed from Alexis Hannah Wein, an unmarried woman, and Wichael A. Wein, a married man, as joint tenants with right of survivorship of record in Instrument No. 20231026-0083855 Register's Office for Davidson County, Tennessee, dated October 24, 2023 and recorded on October 26, 2023.

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, the Grantor has hereunto set his hand on this the 24 day of February, 2025.

Alexis Hannah Wein

Michael A. Wein

Patricia Wein

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 24 day of February, 2025, before me personally appeared **Alexis Hannah Wein, Michael A. Wein and Patricia Wein** to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

Notary Public

My commission expires: 11-5-25

J WALKER LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This is a tax-exempt transfer of appreciated Property as provided in TCA Code 67-4-409(a)(1)(C).

Tennessee Certification of Electronic Document

I, Cheryl Dillon, 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 February 24, 2025. (Date of document)

Affiant Signature

3/4/2025
Date

State of TENNESSEE

County of DAVIDSON

Sworn to and subscribed before me this 4th day of March, 2025.

Notary's Signature

My Commission Expires: _____

(*SEAL*)

BOBBIE COOPER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MARCH 20, 2028