Name and Address of New Owner:
Steven R. Griffith
1614 Tate LN.
Mt. Juliet, TN 37122
Send Tax Bills To:
Steven R. Griffith
1614 Tate LN.
Mt. Juliet, TN 37122
This Instrument Prepared By:
Tahira Pyszka
Limestone Title, LLC
580 Franklin Road
Suite 203
Franklin, TN 37069

Karen Johnson Davidson County
Batch# 1249207 DEEDQC
03/21/2025 01:55:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250321-0021432

Map & Parcel No: 105-11-3P-1.00, 2.00, 3.00 & 4.00

QUITCLAIM DEED

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, **Thymus, LLC, a Tennessee limited liability company,** "the Grantor," convey and quitclaim unto **Steven R. Griffith, a married man,** "the Grantee," all his interest in the following described real estate in Davidson County, Tennessee:

Certain units located in Davidson County, Tennessee, being known and designated as Units A, B, C, and D, of Homes at 1815 Martin Street, a horizontal property regime with private elements, established pursuant to the Declaration of Covenants, Conditions, and Restrictions establishing Homes at 1815 Martin Street, a horizontal property regime, of record in Instrument #20221021-0114661, Register's Office for said County, and with said unit being depicted on Exhibit B to said Declaration, together with the percentage interest in the common elements as set forth in said Declaration.

Being the same property conveyed to Thymus, LLC, a Tennessee limited liability company, from Steven R. Griffith, a married man, by Quitclaim Deed dated October 23, 2023 and recorded October 24, 2023 in Instrument #20231024-0083275, said Register's Office.

Being the same property PREVIOUSLY conveyed to Steven R. Griffith, a married man, from Thymus, LLC, a Tennessee limited liability company, by Quitclaim Deed dated October 23, 2023 and recorded October 24, 2023 in Instrument #20231024-0083273, said Register's Office.

Property more commonly known as 1815 Martin Street, Nashville, TN 37203.

GRANTOR, 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

IN WITNESS WHEREOF, Grantor have executed this Quitclaim Deed on the 19 day of March 2025.

Thymus, LLC, a Tennessee limited liability company

_____(SEAL)
By:
Its: Authorized Agent

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, a Notary Public, of said County and State, Steven R. Griffith, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Authorized Agent Thymus, LLC, a Tennessee limited liability company, the within named bargainor and that he as such Authorized Agent, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as, Authorized Agent.

Witness my hand, at office, this 19 day of March 2025.

Heidi Rae Berryhill
Notary Signature
My commission expires: 1-22-29

HEIDI RAE BERRYHILL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES JANUARY 22, 2029

AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration, is $0.00.

Rachel Y. Wilkerson
Affiant

STATE OF TENNESSEE
COUNTY OF Williamson

Sworn to and subscribed before me this 19 day of March 2025.

Jennifer Gentry
Notary Signature
My commission expires: 11/27/2027

JENNIFER GENTRY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON
MY COMM. EXPIRES NOVEMBER 27, 2027

TRUE COPY CERTIFICATION

I, Jennifer L. Pennell, 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 March 19, 2025 (date of document).

Jennifer L. Pennell

March 20, 2025

Date

State of TENNESSEE
County of WILLIAMSON

Sworn to and subscribed before me on this March 20, 2025.

Rachel K. Wilkie

Notary's Signature

My Commission Expires: _____

Notary's Seal

RACHEL K. WILKIE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-24-2028