QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 1259902 DEEDQC
04/14/2025 03:16:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250414-0028259

STATE OF TENNESSEE, COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS **TRANSFER** IS $10.00.

Affiant

Subscribed and sworn to me on 04/ 11 /25.

NOTARY PUBLIC

My Commission Expires: 9/8/25

BROOKE SOBO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

THIS INSTRUMENT WAS PREPARED BY:

John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP – PARCEL #
Zsanett Williams 900 20th Avenue South, Unit 912 Nashville, TN 37212	Northpointe Bank 3333 Deposit Dr NE Grand Rapids, MI 49546	092-16-0E-073.00 CO

KNOW ALL MEN BY THESE PRESENTS that Zachary James Williams, for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt of which is hereby acknowledged, and does hereby convey, remise, release and forever quitclaim unto Zsanett Williams, her successors and assigns, his entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Unit 912, together with the appurtenant interest in the common elements of The Adelicia, a condominium, a horizontal property regime established by Master Deed of record in Instrument No. 20060222-0020964, amended and restated in Instrument No. 20071212-0143307, and amended in Instrument No. 20090818-0077786, Register's Office for Davidson County, Tennessee, said Unit being depicted on the Condominium Site Plan attached as Exhibit "B" to the aforementioned Master Deed.

Together with Parking space Number 197, which are assigned as Limited Common Elements appurtenant to the above-described Unit, as set forth and defined in the Master Deed.

Being the same property conveyed to KATHERINE GOODALL, MARRIED, by deed from JOHN F. JENKINS AND DELORES B. JENKINS, HUSBAND AND WIFE, dated January 1, 2020, of record in Instrument No. 20200106-0001182, said Register's Office. Reference is hereby made to Scrivener's Affidavit of record in Instrument No. 20240123-0003816, said Register's Office.

Being the same property conveyed to Zsanett Williams, a married woman, by Warranty Deed from KATHERINE GOODALL, A MARRIED WOMAN, of record in Instrument No. 20250411-0027351, said Register's Office.

Zsanett Williams and Zsanett Peter Williams are one and the same person.

Zachary James Williams, former spouse of Zsanett Peter Williams, for the consideration expressed herein, joins in this conveyance for the purpose of waiving all rights, claims and interests of any kind whatsoever, including any and all marital or homestead he may have in the aforedescribed property by virtue of his marriage to Zsanett Peter Williams.

This property is known as 900 20th Avenue South, Unit 912, Nashville Tennessee.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands on 04/ 11 /25.

Zachary James Williams

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On 04/ 11 /25, before me personally appeared Zachary James Williams, 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 for the purposes therein contained.

Witness my hand and official seal on 04/ 11 /25.

NOTARY PUBLIC

My Commission Expires: 9/8/25

BROOKE SOBO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-08-2025

Certificate of Authenticity

I, John Cobb Rochford, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law on **April 11, 2025.**

Signature 04/11/2025

State of Tennessee

County of Davidson

Personally appeared before me, Brenda Lewis, a notary public for this county and state, John Cobb Rochford, who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

Sworn to and subscribed before me this 11th day of April, 2025.

Notary's Signature

My Commission Expires: 9-8-2025

BRENDA LEWIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

202504140028259