Karen Johnson Davidson County
Batch# 1292491 DEEDQC
07/01/2025 02:48:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250701-0051984

QUITCLAIM DEED

CORTLYN STOKES
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 11-08-2028

SG-QCD-25-605

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1 DAY OF July, 2025.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Mark Robert DeYoung	**SAME AS NEW OWNER**	
(NAME)	(NAME)	**081123L00100CO**
605 Cotswold Park Court,		**081123L00200CO**
(ADDRESS)	(ADDRESS)	
Franklin, TN 37069		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **ANGELA DEYOUNG, UNMARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **MARK ROBERT DEYOUNG, UNMARRIED** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being Unit A and Unit B on "Exhibit B" of the Amendment to Declaration of Covenants, Conditions, and Restrictions for Townhomes at 1517 10th Avenue North, of record in Instrument No. 20230927-0075734, in the Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description of the property. The original Declaration of Covenants, Conditions, and Restrictions for Townhomes at 1517 10th Avenue North being of record in Instrument No. 20220929-0107401 in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Mark R. DeYoung and wife, Angela DeYoung by Warranty Deed from Jason S. Fitz, unmarried, of record in Instrument No. 20060728-0091304 in the Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **1517 A & B 10th Avenue North, Nashville, Tennessee 37208**.

Witness my/our hand(s) this the 1 day of July, 2025.

Angela L. DeYoung

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANGELA L. DEYOUNG, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 1 day of July, 2025.

Notary Public
My Commission Expires: _____
(SEAL)

CORTLYN STOKES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2028

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

TENNESSEE CERTIFICATION OF ELECTRONIC DOCUMENT

I, Sydney Gleaves, 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 7/1/2025 (date of document).

Affiant Signature

Date 7/1/2025

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 1st day of JULY, 2025.

Notary Signature

MY COMMISSION EXPIRES: 11-3-25

S. CHAPEL DRUMMOND
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-03-2025