Return to end

Prepared by:
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Karen Johnson Davidson County
Batch # 1304040 DEEDQC
07/31/2025 10 12 21 AM 2 pgs
Fees $12 00 Taxes $0 00
20250731-0060532

STATE OF TENNESSEE
COUNTY OF DAVIDSON

BRIAN PAYNE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0-

Affiant

Subscribed and sworn to before me this 25 day of July, 2025.

Notary Public
My commission expires: 09/07/26

Address of New Owner:	Send Tax Bills to:	Tax Information:
William F. Fenn 6004 A California Avenue Nashville, TN 37209	New Owner	091 02 4G 001.00

QUITCLAIM DEED

For and in consideration of the sum of one dollar & no/100 ($1.00), cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt and sufficiency whereof is hereby acknowledged, **Amber L. Fenn, married,** hereinafter the Grantor, by these presents, does hereby quitclaim and convey to **William F. Fenn, married,** hereinafter Grantee, all right, title, and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit.

Land in Davidson County, Tennessee, being Unit A of 6004 California Cottages, a Horizontal Property Regime with Private Elements located at Nashville, Davidson County, Tennessee, and described in a Declaration of Covenants, Conditions and Restrictions for 6004 California Cottages, a Horizontal Property Regime with Private Elements, of record as Instrument No. 20160502-0042716, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of 6004 California Cottages, a Horizontal Property Regime with Private Elements, contained in said Declaration, the plat filed as Exhibit "B to said Declaration appearing in Instrument No. 20160502-0042716, and Bylaws appended thereto as Exhibit "C", said Register's Office, are incorporated hereby reference and made a part hereof the same as though copied herein for a more complete identification and description of said Unit.

Being the same property conveyed to William F. Fenn and Amber L. Fenn, husband and wife, by Warranty Deed from Cany, LLC, a Tennessee Limited Liability Company, of record in Instrument No. 20170412-0035552, in the Register's Office of Davidson County, Tennessee, dated April 7, 2014, and recorded on April 12, 2017.

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record

This is improved property known as 6004 A California Avenue, Nashville, TN 37209

Witness my hand this 25 day of July, 2025

Amber L. Fenn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named **Amber L. Fenn**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 25 day of July, 2025.

Notary Public

My commission expires. 9/07/28

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON