QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15 DAY OF December, 2017

Notary Public

MY COMMISSION EXPIRES: 8/20/2019
(AFFIX SEAL)

WILLIAM E. GRONES STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 08-20-2019

Bill Garrett Davidson County
Batch# 39425 DEEDQC
12/19/2017 11:16:44 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20171219-0129155

THIS INSTRUMENT WAS PREPARED BY
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Tiffany Robinson **Natasha Wright**	**Same**	
(NAME)	(NAME)	
5826 Robertson Ave		**91-10 135** **31-10 134-135**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **MARILYN TYREE HULAN PRINCE, UNMARRIED**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **TIFFANY ROBINSON, MARRIED AND NATASHA WRIGHT, MARREID AS TENANTS IN COMMON WITH RIGHTS OF SURVIVORSHIP** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Parcel 1.

BEING of Lot No. 19 on the Map of the Subdivision of Lots 39 and 40 of the B. F. Cockrill Farms, of record in Book 332, page 41, Register's Office for said County, described as follows:

BEGINNING at a point, said point being in the northerly margin of Robertson Street and 87 feet easterly from the point at the northeast intersection of Robertson Street or Avenue and Sterling Street; thence, easterly, along the northerly margin of Robertson Street, 50 feet to the southwestern corner of Lot no. 18 on said Map; thence, with the line between said Lots 18 and 19 northerly 150 feet to a point in the southerly margin of an alley; thence, with the margin of the same westerly 50 feet to the northwest corner of Lot No. 19; thence, with the margin between Lot 19 and 20 in a southerly direction 150 feet to the point of beginning.

Being the same property conveyed to **Willoughby D. Hulan** and wife, **Mary Jane Hulan** by **Quitclaim Deed** from **Ruth M. Riggs** of record in **Book 8050, Page 367**, Register's Office for **Davidson County, Tennessee**.

The said **Willoughby D. Hulan** having since died, his interest vesting in his wife, **Mary Jane Hulan** as surviving tenant by the entirety.

The said **Mary Jane Hulan** having since died, her interest vesting in **Mary Tyree Hulan Prince** according to the **"Last Will and Testament of Mary Jane Osborn Hulan"**, probated in Docket No. **16P-91** In **The Seventh Circuit Court For Davidson County, Tennessee.**

Parcel 2.

Being Lots Nos. 18 and 19 on the plan of the subdivision of Lots Nos. 39 and 40 in the division of the B. F. Cockrill Farm, as of record in Book 332, page 41, Register's Office for said County.

Said Lots Nos. 18 and 19 front 50 feet each on the northerly side of Robertson Road and run back between parallel lines 150 feet to an alley.

Being the same property conveyed to **Willoughby D. Hulan** and wife, **Mary Jane Hulan** by **Quitclaim Deed** from **Dave Brown and wife, Molly Brown** of record in **Book 3947, Page 379**, Register's Office for **Davidson County, Tennessee**.

The said **Willoughby D. Hulan** having since died, his interest vesting in his wife, **Mary Jane Hulan** as surviving tenant by the entirety.

The said **Mary Jane Hulan** having since died, her interest vesting in devisee **Mary Tyree Hulan Prince** according to the **"Last Will and Testament of Mary Jane Osborn Hulan",** probated in Docket No. **16P-91** In **The Seventh Circuit Court For Davidson County, Tennessee.**

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

This is
(X) unimproved
( ) improved property known as: **5828 Robertson Ave, Nashville, TN 37209**
(House Number) (Street) (City or Town) (State) (Postal Zip)

This is
( ) unimproved
(X) improved property known as: **5826 Robertson Ave, Nashville, TN 37209**
(House Number) (Street) (City or Town) (State) (Postal Zip)

Witness our hands this the 15 day of Dec, 2017.

Marilyn Tyree Hulan Prince
~~Mary~~ **Tyree Hulan Prince**
Marilyn
Mary

STATE OF Tennessee)
COUNTY OF Davidson)

Marilyn Mary

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ~~Mary~~ **Tyree Hulan Prince**, the within named 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, this the 15 day of December, 2017.

Diane Somers
Notary Public

DIANE C SOMERS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2018

My Commission Expires:

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212