QUITCLAIM DEED

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 9/6/18

Notary Public

COMMISSION EXPIRES:

(AFFIX SEAL)

Karen Y Johnson Davidson County
Batch# 141964 DEEDQC
09/17/2018 03:16:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20180917-0092167

THIS INSTRUMENT WAS PREPARED BY:
Foundation Title and Escrow Series, LLC, 541 N. Mt. Juliet Rd, Suite 202, Mt. Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP-PARCEL NO. COUNTY
Joyce Ann Gatlin, a single woman and Jan Elaine Gatlin, a single woman, joint tenants with expressed rights of survivorship	Joyce Ann Gatlin, a single woman and Jan Elaine Gatlin, a single woman, joint tenants with expressed rights of survivorship	083 10 0 41.00
(Name) 1613 Gartland Ave. Nashville, TN 37206	1613 Gartland Ave. Nashville, TN 37206	
(Address)		

FOR GOOD AND VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby expressly acknowledged, the undersigned,Joyce Ann Gatlin, single woman, hereinafter referred to as Grantor(s), hereby quitclaim to Joyce Ann Gatlin, a single woman and Jan Elaine Gatlin, a single woman, joint tenants with expressed rights of survivorship his/her/their heirs and assigns forever, all of his/her/their right, title and interest in the following described real estate, situated in Davidson County, State of Tennessee, to-wit:

Being Lot No. 2 on an unrecorded Map showing a Subdivision of a part of the North part of Lot No. 81 on the Plan of Lockeland or Chadwell Homeplace, in East Nashville, as of record in Book 57, Page 135, Register's Office for said County, and also being part of Lot No. 25 on the Map of W.R. Cornelius Jr.'s Subdivision, as of record in Book 57, Page 124, said Register's Office and described according to a survey made by Pete Meyer, Surveyor, dated December 27, 1945, as follows:

Beginning at a point in the northerly margin of Gartland Avenue, 56.1 feet west of the west margin of North 17th Street; thence along the north margin of Gartland Avenue westerly 55 feet to the corner of Lot Nos. 2 and 3; thence with the line between said lots, northerly 145 feet to a point; thence South 89 deg. East 54.9 feet to a point, which is 55.3 feet west of the westerly margin of North 17th Street; thence South 1 deg. West 146 feet to the beginning.

Being the same property conveyed to Joy Nicholson and Jada Bradley and Jan Gatlin by Warranty Deed from Melvin D. Blackwell and wife, Brenda S. Blackwell dated May 31, 2002 and recorded June 4, 2002 as Instrument No. 20020604-0067485, in said Register's Office for Davidson County, Tennessee.

Further, being the same property conveyed to Joyce Ann Gatlin by Quitclaim Deed from Joy Nicholson, Jada Bradley and Jan Gatlin dated February 20, 2008 and recorded February 20, 2008 as Instrument No. 20080220-0016696, in said Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, the said Joyce Ann Gatlin, single woman has hereunto set his/her/their signature, on this, the 6th day of September 2018

Joyce Ann Gatlin

Joyce Ann Gatlin
STATE OF TENNESSEE

COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State aforesaid, the within-named Joyce Ann Gatlin, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 6 of September, 2018.

Notary Public

My Commission Expires:

(SEAL)

JAKE B. CRUM
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires 04-18-2022

True Copy Certification for Recording Purposes

I, Penny U. Ray, do hereby make oath that I am 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.

Signature of Custodian/Certifier

State of Tennessee County of Davidson SS:

Before me, Meaghan G. Spruill, a notary public for this county and state, personally appeared Penny U. Ray (certifier), with who I am personally acquainted, and who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

S-E-A-L

MEAGHAN G. SPRUILL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

Comm exp: 6/30/2021