QUITCLAIM DEED



STATE OF TENNESSEE }
COUNTY OF Davidson
THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $1.00.

Deloris Marcine Duncan-Wilkes
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE, THIS THE 14 DAY OF June, 2019.

NOTARY PUBLIC

My Commission expires: March 3rd 2020

THIS INSTRUMENT PREPARED BY:

Broker Title & Escrow, LLC 1404 17th Avenue South, Nashville TN 37212

NAME ADDRESS

NAME & ADDRESS OF PROPERTY OWNER:	SEND TAX BILLS TO:	MAP & PARCEL N
Deloris Marcine Duncan-Wilkes	New Owner	07004004800
2431 Whites Creek Pike		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged,

Deloris Duncan, the Grantor

hereinafter referred to as Grantor, by these presents does hereby remise, release and QUITCLAIM unto

Deloris Marcine Duncan-Wilkes, fka Deloris Duncan and Desiree Arista Duncan, with rights of survivorship, joint tenants, the Grantee

hereinafter referred to as Grantee, all of his right, title and interest in and to a certain tract or parcel of land in **Davidson County**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 20 and the southerly 35 feet of Lot No. 19, on Map of Haynie's Cleveland Plan of Lots as of record in Book 161, page 35, Register's Office for said County.

Said Lot No. 20 and part of Lot 19 adjoin and front together 75 feet on the easterly side of Whites Creek Pike and run back between lines 141 feet, more or less, on the north line of said part said part of Lot 19, and 145 feet, more or less, on the south line of Lot 20, to an alley in the rear, measuring 75 feet, more or less thereon.

BEING a portion, all of the same property conveyed to Deloris Duncan and Linda Putnam, with rights of survivorship, joint tenants by Warranty Deed from we, Emma T. Buchanan and Deborah J. White, dated May 22, 2007, of record in Instrument No. 20070529-0063401, Register's Office for Davidson County, Tennessee. Linda Putnam, died on April 30, 2014 leaving Deloris Duncan as the sole surviving tenant by the entirety.

This is improved (X) property, known as: **2431 Whites Creek Pike Nashville TN 37207**
(House Number) (Street) (City) (State) (Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Karen Johnson Davidson County
Batch# 248369 DEEDQC
06/25/2019 01:56:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190625-0061424

Witness my hand this the 14 day of June 2019.

Deloris Marcine Duncan-Wilkes

INDIVIDUAL ACKNOWLEDGEMENTS:

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Deloris Marcine Duncan-Wilkes,** the bargainor(s), with whom I am personally acquainted (or proved to me in 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 office this 14 day of June 2019.

My Commission expires:
March 3rd 2020

Notary Public

STEPHEN VON MANN
STATE OF TENNESSEE NOTARY PUBLIC
EXP. Mar. 3, 2020
DAVIDSON COUNTY

True Copy Certification

I, Connie Taylor, 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.

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Greg Fairbetter, a notary public for this county and state, Connie Taylor who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11/08/2021

GREG FAIRBETTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV. 8, 2021

Broker Title & Escrow, LLC
1404 17th Ave S
Nashville, TN 37212