Karen Johnson Davidson County
Batch# 280835 DEEDQC
09/05/2019 09:22:59 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190905-0089633

THIS INSTRUMENT WAS PREPARED BY:
Bankers Title & Escrow Corporation
3310 West End Avenue, Suite 540
Nashville, TN 37203

New Owner:	Send Tax Bills To:	Map & Parcel No:
Urban View West, LLC 422 Melba Circle Franklin, TN 37064	New Owner	09209035700 AND 09209035900

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 ($10.00) Dollars, cash in hand paid by the Grantee, the receipt of which is hereby acknowledged, **Norma Sisemore, unmarried,** the Grantor, has bargained and sold, and does hereby transfer, convey and quitclaim unto **Urban View West, LLC, a Tennessee limited liability company,** the Grantee, its successors and assigns forever, all of its rights, title and interests in and to certain real property situated in Davidson County, Tennessee, and being more particularly described as follows:

Being a tract of land lying in Nashville, Davidson County, Tennessee, also being Lots 31 through 35 on the Resubdivision of the Wilcox Property of record in Book 421, Page 42 in the Register's Office for Davidson County, Tennessee, and being more particularly described as follows:

Beginning at an iron rod set on the northerly right-of-way line of Charlotte Avenue, 80 feet in width, at a corner with Lot 30 on said Resubdivision of the Wilcox Property;

Thence with the northerly right-of-way line of Charlotte Avenue, South 88 deg 40 min 49 sec West, 250.21 feet to an iron rod set at a corner common with Lot 36 on Resubdivision of the Wilcox Property; Thence leaving the northerly right-of-way line of Charlotte Avenue with the easterly line of Lot 36, North 1 deg 46 min 06 sec East, 144.58 feet to an iron rod set on the southerly right-of-way line of Alley Number 934, 20 feet in width;

Thence with the southerly right-of-way line of Alley Number 934, South 89 deg 53 min 39 sec East, 250.00 feet to an iron rod set at a corner common with Lot 30;

Thence with the westerly line of Lot 30, South 1 deg 47 min 21 sec West, 138.35 feet to the point of beginning; containing 35,348 square feet or 0.812 acres more or less;

The above description was written from a survey prepared by Clint Elliott Survey, titled ALTA/NSPS Land Title Survey of 3308 & 3312 Charlotte Avenue and last revised August 27th, 2019.

Being the same property conveyed to Robert Sisemore and wife, Norma Sisemore by installment deed from Fannie J. Francis, a widow of record in Book 5727, page 384, Register's Office for Davidson County, Tennessee, dated March 31, 1981 and recorded on March 31, 1981; and

Being the same property conveyed to Robert C. Sisemore and wife, Norma Sisemore by warranty deed from Oliver Hannah and wife, Annie Christine Hannah, and Donald Eugene Hannah of record in Book 10621, page 208, Register's Office for Davidson County, Tennessee, dated September 25, 1997 and recorded on September 25, 1997; and

Being the same property conveyed to Robert Sisemore and wife, Norma Sisemore by deed from Olan B. Mitchell and wife, Mary B. Mitchell of record in Book 5946, page 453, Register's Office for Davidson County, Tennessee.

Robert Sisemore, also known as Robert C. Sisemore died on March 12, 2012, leaving Norma Sisemore as the surviving tenant by the entirety.

This is improved property known as 3308 and 3312 Charlotte Avenue, Nashville, TN 37209.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed for the purposes herein stated by subscribing her signature this 30th day of August, 2019.

GRANTOR:

Norma Sisemore

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 **Norma Sisemore** the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the within named bargainor, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of August, 2019.

NOTARY PUBLIC

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENNESSEE

My Commission Expires: 1-6-22

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The Actual Consideration or Value, whichever of greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 30th day of August, 2019.

NOTARY PUBLIC

CONNIE CANTRELL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires July 9, 2022

My Commission Expires _____