Karen Johnson Davidson County
Batch# 346334 DEEDQC
01/22/2020 02:17:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200122-0008006

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
580 Franklin Road, Ste 203
Franklin, TN 37069
RFC191464

QUIT CLAIM DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17 day of December, 2019.

NOTARY PUBLIC

My commission expires: 11/18/2022

DAVID P WEBBER
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
11/18/2022
COUNTY OF DAVIDSON

THIS INSTRUMENT PREPARED BY:
Robson & Lopez LLC 180 W. Washington Suite 700 Chicago, IL 60602

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Christina Dawn Durkin William S. Durkin 3009 Dobbs Avenue Nashville, TN 37211	Same address as new owner	119-14-0-093.00

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **Christina Dawn Willa-Eyster (NKA Christina Dawn Durkin), a married woman,** hereinafter called the Grantor, has quit claimed and sold and by these presents do hereby quit claim all its right, title and interest unto **Christina Dawn Durkin and William S. Durkin, wife and husband, property to be held as tenants by the entirety** hereinafter called the Grantee, its successors and assigns forever, those certain parcels of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

See Exhibit A

WITNESS GRANTOR'S HAND, this 17 day of December, 2019

Christina Dawn Durkin

Christina Dawn Durkin (FKA Christina Dawn Willa-Eyster)

STATE OF TENNESSEE

COUNTY OF Williamson

On this the 17 day of December 2019, 2019, before me, appeared **Christina Dawn Durkin (FKA Christina Dawn Willa-Eyster),** to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn did avow that she did sign and acknowledge this instrument to be her free act and deed for the purposes herein contained.

WITNESS my hand and seal, this the 17 day of December, 2019.

Notary Public

David Webber

Printed Notary Name

My commission expires: 11/16/22

DAVID P WEBBER
TENNESSEE NOTARY PUBLIC
My Comm Exp. 11/16/2022
COUNTY OF DAVIDSON

File No.: **RFC191464**
Map/Parcel ID #
119-14-0-093.00
3009 Dobbs Avenue
Nashville, TN 37211

EXHIBIT A

The Land is described as follows:

Land in Davidson County, Tennessee, being Lot No. 15 on the plan of Woodbine Courts, Block A, as shown on plat of record in Plat Book 1130, page 39, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Christina Dawn Willa-Eyster, by Quitclaim Deed from William Ellsworth Eyster, Jr., dated 10/17/2012, recorded 10/19/2012, of record in Instrument No. 20121019-0096178, in the Register's Office for Davidson County, Tennessee (pursuant to terms of a Divorce Decree and Marital Dissolution Agreement, Civil Action No. 12D-937, Circuit Court for Davidson County, Tennessee).

Being the same property previously conveyed to William E. Eyster, Jr. and wife, Christina D. Willa-Eyster, by Warranty Deed from Jay D. Crater, a single man, dated 6/29/2004, recorded 7/7/2004, of record in Instrument No. 20040707-0080770, said Register's Office. The address of the herein described property is believed to be 3009 Dobbs Avenue, Nashville, TN 37211, and is shown on all tax records as same, but such addresses are not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall control.

This property is commonly known as 3009 Dobbs Avenue, Nashville, TN 37211

Certificate of Authenticity

I, Kathleen Robson Gordon, 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 TN

County of Williamson

Personally appeared before me, Katherine Warren, a notary public for this county and state, Kathleen Robson Gordon who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Katherine Warren

Notary's Signature

My Commission Expires: 4-13-22.

Notary's Seal (If on paper)

KATHERINE WARREN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD EXP. 4-13-2022