Karen Johnson Davidson County
Batch# 388741 DEEDQC
04/21/2020 07:50:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20200421-0041396

MAIL TO:
~~Return to:~~

TRANSTAR NATIONAL TITLE
2301 W. PLANO PARKWAY, STE. 105
PLANO TX 75075
FILE NO. 455636

# QUITCLAIM DEED

**THIS INSTRUMENT WAS PREPARED BY**
BC LAW FIRM, P.A. Prepared By: 1803 S KANNER HWY, STUART, FL 34994
NO REPRESENTATION BY PREPARER AS TO ANY MATTERS OF TITLE OR LEGAL DESCRIPTION/SURVEY

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP PARCEL NUMBERS |
|---|---|---|
| OLUYINKA JOLAOSO | OLUYINKA JOLAOSO | 083 03 0 287.00 |
| 1120 CAMPBELL STREET<br>NASHVILLE, TN 37206 | 1120 CAMPBELL STREET<br>NASHVILLE, TN 37206 | EXEMPT<br>TCA 67-4-409(a)(4) |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **OLUYINKA S. JOLAOSO, WHO ACQUIRED TITLE AS OLUYINKA JOLAOSO A SINGLE MAN**, HEREINAFTER CALLED THE GRANTOR, DO/DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **OLUYINKA S JOLAOSO, A MARRIED MAN**, HEREINAFTER CALLED THE GRANTEE, HIS/HER/ITS SUCCESSORS, HEIRS AND ASSIGNS, ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

**BEING Lot No. 1 on the plan of Delaney Subdivision, Section II, of record in Plat Book 3842, Page 159, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.**

**Said Lot No. 1 fronts 83.60 feet on the easterly margin of Campbell Street and extends back 205.31 feet on the northerly line and 288.29 feet on the southerly line to a dead line in the rear, measuring 162.98 feet thereon.**

Being the same property as transferred by deed dated 04/26/2006, recorded 04/28/2006, from Roger Rotoni and Daniel Rotoni, as tenants in common with right of survivorship, to Oluyinka Jolaoso, a single man, recorded as Instrument #: 20060428-0048988.

Property known as, 1120 CAMPBELL STREET, NASHVILLE, TN 37206

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.

Witness my hand this 24th day of March, 2020.

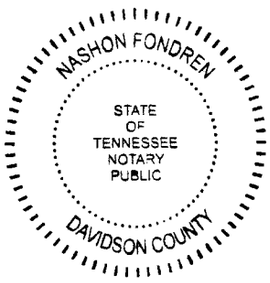
Oluyinka Jolaoso
**OLUYINKA JOLAOSO**

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Nashon Fondren of the state and county mentioned, personally appeared **OLUYINKA JOLAOSO,** to me known to be the person(s) described in and who executed the foregoing instrument for the purposes therein contained.

(seal)




Nashon Fondren
Notary Public
Printed Name: Nashon Fondren
My Commission Expires: 01/08/2024

**VALUATION AFFIDAVIT**

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 10.00.

Oluyinka S. Jolaoso
Affiant

STATE OF TENNESSEE

COUNTY OF Davidson

Subscribed and sworn before me this the 24th day of March, 2020.

Nashon Fondren
Notary Public
My commission expires:

NASHON FONDREN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, AMANDA ZBIKOWSKI, 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.

State of Texas

County of Collin

Personally appeared before me, Heather Gallant, a notary republic for this county and state, Amanda Zbikowski who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MY COMMISSION EXPIRES: 8-6-23

Notary's Seal (If on paper)

HEATHER GALLANT
Notary Public, State of Texas
Comm. Expires 08-06-2023
Notary ID 125722860