Karen Johnson Davidson County
Batch# 419300 DEEDQC
06/18/2020 01:53:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200618-0064463

QUITCLAIM DEED

AJ–QCD-20-705

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18 DAY OF June, 2020.

Notary Public

MY COMMISSION EXPIRES: 5/3/21
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY (and return to):

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Rachel Gladstone	**New Owner**	**09111023700**
(NAME)	(NAME)	
705 49th Ave N		
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee, 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ZERO DOLLARS, CASH IN HAND, PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

RACHEL GLADSTONE, UNMARRIED F/K/A RACHEL NEMUTH, UNMARRIED

HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

RACHEL GLADSTONE, UNMARRIED

HER HEIRS, SUCCESSORS, AND ASSIGNS, THAT CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOTS NOS. 32, 34, AND 36, BLOCK 99, ON THE NO. 1 PLAN OF WEST NASHVILLE, OF RECORD IN BOOK 57, PAGES 74 AND 75, REGISTER'S OFFICE FOR THE AFORESAID COUNTY.

BEING THE SAME PROPERTY CONVEYED TO RACHEL NEMUTH, BY DEED FROM WILLIAM NEMUTH, OF RECORD IN INSTRUMENT NO. 20070412-0044139, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter, and therefore Drafter does not accept liability for this instrument*****

This is **improved** property known as: 705 49th Ave N, Nashville, TN, 37209

Witness my hand this the 18 day of June, 2020.

Rachel Gladstone

RACHEL GLADSTONE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State **RACHEL GLADSTONE**, the within named bargainor, with whom I am personally acquainted (or proved to me on 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, this the 18 day of June, 2020.

Notary Public

My Commission Expires: 5/3/21

ADAM H JEFFERSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-03-2021

True Copy Certification

I, John Gleaves, 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, Gabriel Lutz, a notary public for this county and state, John Gleaves, 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: 10/2/2023
Notary' Seal (if on paper)

GABRIEL LUTZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY