Prepared By and Return To:
Tennessee Title Services, LLC
547 N. MT. Juliet Rd., Ste 100
Mt. Juliet TN 37122
MQ20-0236

State of Tennessee
County of Wilson

The actual consideration of true value whichever is greater is $0.00

Affiant

Subscribed and sworn to before me this 29th day of June, 2020.

Notary Public
My Commission Expires:

Karen Johnson Davidson County
Batch# 428448 DEEDQC
06/30/2020 09:59:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200630-0070591

REBECCA SHUKIS
TENNESSEE NOTARY PUBLIC
My Comm Exp. 12/15/2021
COUNTY OF WILLIAMSON

QUIT CLAIM DEED

NEW OWNER
Bonnie M. Bogen
1510 Douglas Ave
Nashville, TN 37206

SEND TAX BILLS TO:
Same as owner

MAP & PARCEL
083-02-0-209.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDEGED, **Joshua Bogen, unmarried and Bonnie Bogen, unmarried** HEREINAFTER CALLED THE GRANTOR, DO HEREBY QUITCLAIM, TRANSFER AND CONVEY ALL MY RIGHT, TITLE AND INTEREST UNTO, **Bonnie M. Bogen, single**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **Davidson** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being the Westerly half of Lot No. 84 on the Plan of DR E. T. Brown's Subdivision of Lots 21-26 Brownsville Addition, of record in Plat Book 332, Page 91, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Joshua Bogen and wife, Bonnie Bogen by Warranty Deed from Tracey Leigh Prescott, unmarried and Mark D. Cameron, of record in Instrument No. 20071115-0133835, Register's Office for Davidson County, Tennessee, dated October 31, 2007 and recorded on November 15, 2007.

This conveyance is made subject to any and all matters, restrictions and/or easements of record. This is improved (x) unimproved ( ) property, known as 1510 Douglas Avenue Nashville, TN 37206 Whenever 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 12th **day of** June **, 2020.**

Joshua Bogen

Bonnie Bogen

LEANNE BAKER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
MY COMMISSION EXPIRES DECEMBER 1, 2020

STATE OF TENNESSEE
COUNTY OF ~~Wilson~~ Rutherford

Personally appeared before me, a Notary Public of said County and State, Joshua Bogen, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained as her free act and deed.

Witness my hand and official seal this 12th day of June, 2020.

Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF ~~Wilson~~ Davidson

Personally appeared before me, a Notary Public of said County and State, Bonnie Bogen, the within named bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the foregoing instrument for the purposes therein contained as her free act and deed.

Witness my hand and official seal this 23 day of June, 2020.

Notary Public
My Commission Expires:

JAKE B. CRUM
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY
My Commission Expires 04-18-2022

True Copy Certification

I, **Jennifer Pennell**, 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 Dickson

Personally appeared before me, **Frances Wymonett Rose**, a notary public for this county and state, **Jennifer Pennell** 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: 2/22/2022

FRANCES WYMONETT ROSE
STATE OF TENNESSEE
NOTARY PUBLIC
DICKSON COUNTY
My Commission Expires 02-22-2022