Prepared by:
Bankers Title & Escrow Corp.
3310 West End Ave., Ste. 540
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 464152 DEEDQC
08/26/2020 09:39:03 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20200826-0096583

QUITCLAIM DEED

ADDRESS NEW OWNER:
Kelli Turner
4401 Tyne Blvd.
Nashville, TN 37215

SEND TAX BILLS TO:
New Owner

MAP & PARCEL NO:
Map
Parcel 130-15-0-002.00-CO

For and in consideration of the sum of $10.00 cash in hand paid, **Thomas Ostrander**, hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Kelli Turner**, all of his rights, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 4 on Block No. 1 on the Plan of Portion of T. J. Tyne's Tract of record in Plat Book 547, Page 188, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Said Lot No. 4 fronts 212.5 feet on the Southerly side of Tyne Boulevard, to a dead line, measuring 195 feet thereon.
>
> Being the same property conveyed to Kelli Turner and Thomas Ostrander, wife and husband by Warranty deed from Charles B. Rush and wife, and Margaret G. Rush of record in Instrument No. 20150626-0061817 Register's Office for Davidson County, Tennessee, dated June 24, 2015 and recorded on June 26, 2015.

This is improved property known as **4401 Tyne Blvd., Nashville, TN 37215.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/our hand(s) this 25 day of August, 2020.

GRANTOR:
Thomas W. Ostrander
Thomas Ostrander

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Thomas Ostrander** with whom **I** am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 25 day of August, 2020.

NOTARY PUBLIC

My Commission Expires:
Jan 8, 2024

R. L. MOORE
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration for this transfer is $0

Kelli Turner
Affiant

Subscribed and sworn to before me, this 25 day of August, 2020.

NOTARY PUBLIC

My Commission Expires:
Jan 8, 2024

R. L. MOORE
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON