BOX #14

G#34147-2

**QUITCLAIM DEED**

Karen Johnson Davidson County
Batch# 536999 DEEDQC
12/17/2020 10:37:43 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20201217-0149320

State of Tennessee )
County of Davidson )

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 16 day of December, 2020.

Notary Public

My commission expires: 11/8/21

ANDREW T. WOOD
NOTARY PUBLIC
STATE OF TENNESSEE
COUNTY OF DAVIDSON
(AFFIX SEAL)

**THIS INSTRUMENT WAS PREPARED BY**
Attorneys Title Company, Inc.
2927 Berry Hill Drive , Nashville, TN 37204-3126

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **Stephen Whitmore** | **"New Owner"** | **082 03 0 040 00** |
| **1120 Joseph Avenue** | | |
| **Nashville, TN 37207** | | |

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

**Dorothy G. Whitmore, a single person**

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

**Stephen Whitmore, a single person**

HEREINAFTER CALLED THE GRANTEE, HIS HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

**LAND in Davidson County, Tennessee, being Lot No. 54 and the northerly 2 feet of Lot No. 55 on the Plan of Sharpe and Horn's 2nd Subdivision of Lindsley Property, of record in Book 161, Page 53, Register's Office for Davidson County, Tennessee, described as follows:**

**SAID Lot No. 54 and the northerly 2 feet of Lot No. 55 fronts 52 feet on the westerly side of Joseph Street and runs back between parallel lines 145 feet to a line in the rear which measures 52 feet thereon.**

**BEING the same property conveyed Dorothy G. Whitmore, unmarried, and Stephen Whitmore, unmarried, by Warranty Deed dated February 28, 1984, from Mrs. E. H. Reeves, Executrix under the Will of Frank P. Notgrass, deceased, of record in Book 6239, Page 621, Register's Office for Davidson County, Tennessee. Tracey Whitmore conveyed any interest she held to Dorothy G. Whitmore, a single person, and Stephen Whitmore, a single person, by Quitclaim Deed dated February 19, 2019, of record in Instrument No. 20190220-0015141, said Register's Office.**

**THIS instrument is being executed on behalf of Dorothy G. Whitmore, pursuant to a Durable Power of Attorney executed by her on the 5th day of March, 2018, of record in Instrument No. 20180312-0023248, Register's Office for Davidson County, Tennessee.**

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

**NO BOUNDARY SURVEY WAS MADE AT THE TIME OF THIS CONVEYANCE, WITH THE LEGAL DESCRIPTION BEING THE SAME AS THE PREVIOUS DEEDS OF RECORD.**

**THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC./JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.**

This is improved property, known as: **1120 Joseph Avenue, Nashville, TN 37207**.

Witness my hand this 16 day of **December, 2020.**

Dorothy G. Whitmore BY Doreen W. Ingle Attorney-In-Fact

**Dorothy G. Whitmore By Doreen W. Ingle, Attorney-In-Fact**

**STATE OF TENNESSEE )**
**COUNTY OF DAVIDSON )**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State aforesaid, the within named **Doreen W. Ingle,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Attorney-In-Fact for **Dorothy G. Whitmore,** and that she as such Attorney-In-Fact executed the foregoing instrument on behalf of and as the personal act and deed of the said **Dorothy G. Whitmore,** for the purpose therein contained, by signing the name of **Dorothy G. Whitmore,** by herself as Attorney-In-Fact.

Witness my hand and official seal at Nashville, Tennessee, this 16TH day of **December, 2020.**

**Notary Public**

**My Commission Expires:** 11/8/21

