Karen Johnson Davidson County
Batch# 596362 DEEDQC
03/22/2021 10:37:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20210322-0037160

THIS INSTRUMENT PREPARED BY:

Wagon Wheel Title & Escrow, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

This deed is prepared with information provided by the client/owner without the benefit of a title search and/or examination.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
L. Keith Mullins, Trustee 2706 Belmont Boulevard Nashville, TN 37212	New Owner	117-04-0-200.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Caissa Douwes, a married woman,** by these presents does hereby quitclaim and convey unto **L. Keith Mullins, Trustee of the Caissa Douwes 2020 GST-Exempt Family Trust,** his/her/their heirs, successors and assigns, all his/her/their right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being the North 45.7 feet of Lot No. 2 on the Plan of Victoria Place of record in Plat Book 332, Page 10, 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 part of said Lot No. 2 fronts 45.7 feet on the Easterly side of Belmont Boulevard and runs back between parallel lines, 160 feet to an alley, together with an easement through, over and across the four feet of the adjoining property as set out in an agreement between W.W. Wilkerson and Mrs. Anna T. Hill as of record in Book 1283, Page 111, said Register's Office.

Being the same property conveyed to L. Keith Mullins and Caissa Douwes, husband and wife, by Warranty Deed from David C. Dorris and Emily Dorris, husband and wife, of record at Instrument No. 20181207-0119425, Register's Office for Davidson County, Tennessee, dated December 3, 2018 and recorded on December 7, 2018.

Being the same property conveyed to Caissa Douwes, a married woman, by Quitclaim Deed from L. Keith Mullins and Caissa Douwes, husband and wife, of record at Instrument No. 20210318-0036190, Register's Office for Davidson County, Tennessee, dated 2-22-2021, 2021 and recorded on 3-18-2021, 2021.

Being also known as 2706 Belmont Boulevard, Nashville, TN 37212.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 22nd day of FEBRUARY 2021.

Affiant

My commission expires: 5.3.21
(Affix Seal)

Notary Public

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 2ND day of FEBRUARY, 2021.

Caissa Douwes

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named Caissa Douwes, with whom I/We am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 2ND day of FEBRUARY, 2021.

Notary Public

My Commission Expires: 5.3.21

STEVEN T. MORRIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-3-2021

True Copy Certification

I, **Angie Lawless**, 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 **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** 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: 5-2-22

