THIS INSTRUMENT PREPARED BY:
National Signing Services, Inc.
25400 US Highway 19 North, Suite 135
Clearwater, Florida 33763

Karen Johnson Davidson County
Batch# 711171 DEEDQC
09/07/2021 04:09:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20210907-0119853

QUIT CLAIM DEED

Return To:
Vantage Point Title, Inc.
18167 US 19 North, Floor 3
Clearwater, FL 33764

New Owner(S) Address &
Mail Tax Statements To:
Jason P. Gullo
1717 Nassau Street
Nashville, TN 37208

Property Tax ID#: 081-08-0-331-00
File #: TN725699

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, **SARA KATHRYN DORSEY, SPOUSE OF THE GRANTEE HEREIN**, as Grantor, hereby convey all rights, titles and interests that I may have in to **JASON P. GULLO, A MARRIED MAN**, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 081-08-0-331-00

Property Address: 1717 Nassau Street, Nashville, TN 37208

Exempt Pursuant to T.C.A. Code 67-4-409(a4).

Witness our hands this the 7 day of June, 2021.

SARA KATHRYN DORSEY

STATE OF Tennessee }

COUNTY OF Davidson }

Personally, appeared before me, the undersigned Notary Public in and for said County and State, the within, SARA KATHRYN DORSEY, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

ANGIE SERIANA
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Witness my hand and official seal this the 7 day of June, 2021.

Notary Public
My Commission expires: My Commission Expires December 20, 2022

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

SARA KATHRYN DORSEY

ANGIE SERIANA
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

Subscribed and sworn to before me this the 7 day of June, 2021.

Notary
My Commission expires: My Commission Expires December 20, 2022

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

The land with all the buildings and improvements thereon, situated at 1717 Nassau Street, Town of Nashville, Davidson County, State of Tennessee, said premises being further described as follows:

Being Lot No. 7 and the Northerly 15 feet of Lot No. 8 in W. S. Settle's Subdivision of Lots Nos. 249 and 277, in the North Nashville Real Estate Company's Plan of Lots, as of record in Book 57, Page 71, Register's Office for Davidson County, Tennessee.

Said Lot No. 7 and part of Lot No. 8 fronts together on the Westerly side of Nassau Street and extend back between parallel lines 155 feet to Jenkins Street.

Included in the above description, but excluded there from is that portion conveyed in Book 6263, Page 630, and more particularly described as follows:

Land in Davidson County, Tennessee being the Southerly 17 ½ feet of Lot No. 7 and the Northerly 15 feet of Lot No. 8 in W. S. Settle's Subdivision of Lots Nos. 249 and 277, in the North Nashville Real Estate Company's Plat of Lots, as of record in Book 57, Page 71, Register's Office for Davidson County, Tennessee.

Said parts of said Lot No. 7 and 8 front together 32 ½ feet on the Westerly side of Nassau Street and extend back between parallel lines 155 feet to Jenkins Street.

Being the same property conveyed to **JASON P. GULLO, A MARRIED MAN**, by Quit Claim Deed from **JACOB HILL, AN UNMARRIED MAN**, dated 06/07/2021 and Recorded concurrently herewith as _____202109070119851___, Register's Office for Davidson County, Tennessee.

Commonly Known As: 1717 Nassau Street, Nashville, TN 37208
Parcel ID: 081-08-0-331-00

True Copy Certification

I, *Darell Near*, do hereby make oath that I am the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 6/7/2021 *(date of document)*.

Affiant Signature

September 2, 2021
Date

State of Florida

County of Pinellas

Sworn to and subscribed before me this 02 day of Sept 2021.

Notary Signature

My Commission Expires: May 9, 2025

Notary Seal (if on paper)

ASHLEE BERRY
MY COMMISSION # HH 079806
EXPIRES: May 9, 2025
Bonded Thru Notary Public Underwriters