QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF ~~DAVIDSON~~ DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th DAY OF Sept, 2021.

Notary Public

MY COMMISSION EXPIRES: (AFFIX SEAL)

JM-CCRS-21-1527

STACEY DENSON PALMER NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 01/03/2023 DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP/PARCEL NUMBER (S)
Westport Development & Associates, Inc.	**NEW OWNER**	
(NAME)	(NAME)	**081-14-0-108.00**
3763 Westport Drive,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37218		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **GWENDOLYN JUANELLE BILES, UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **WESTPORT DEVELOPMENT & ASSOCIATES, INC.** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being the Northerly 50 feet of Lots No. 8 and 17 on the Map of the Subdivision of Georgia Industrial Realty Company's North Nashville Property of record in Plat Book 421, 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 part of Lots No. 8 and 17 fronts 50 feet on the Westerly side of 23rd Ave Avenue North and runs back between parallel lines, 420 feet to the Easterly margin of 2th Avenue North.

Being the same property conveyed to Westport Development & Associates, Inc. by Quitclaim deed from Westport Development & Associates, Inc. of record in Instrument No. 20180719-0070612 Register's Office for Davidson County, Tennessee, dated July 17, 2018 and recorded on July 19, 2018.

This Instrument is being executed for the purpose of conveying any marital interest that may have been created outside of the Estate of Alex Biles, beneficiary under a Deed of Trust securing a Note on the subject property.

This is **improved** property known as: **1527 23rd Avenue, Nashville, Tennessee 37208**.

Karen Johnson Davidson County
Batch# 713264 **DEEDQC**
09/13/2021 10:27:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210913-0122067

Witness my/our hand(s) this the 8th day of September, 2021.

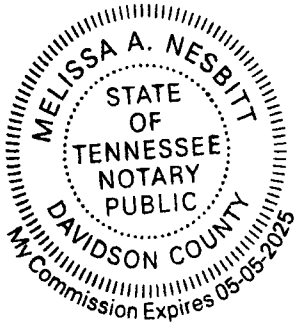
Gwendolyn Juanelle Biles

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 8th day of September, 2021.

Melissa A. Nesbitt
Notary Public
My Commission Expires: 5-5-2025
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206