QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 806357 DEEDQC
02/15/2022 02:28:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220215-0017570

This Instrument was prepared with information provided by Grantee without the benefit of a title search or title policy. Preparer makes no representation as to the accuracy of title.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4TH DAY OF FEBRUARY, 2022

MACKENZIE HUDSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public

MY COMMISSION EXPIRES: 9-8-25

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
513 3rd Avenue South, Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
ROBERT LESLIE BOLSTER	NEW OWNER	Map 71-14 Parcel 64
(NAME)	(NAME)	
17 WILLIS STREET		
(ADDRESS)	(ADDRESS)	
NASHVILLE, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **MARY AGNES BOLSTER**, , HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES QUITCLAIM AND CONVEY UNTO **ROBERT LESLIE BOLSTER,** HEREINAFTER CALLED THE GRANTEE, HIS HEIRS, SUCCESSORS AND ASSIGNS, ALL OF HER INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Beginning at a point at the southeast corner of parcel number 63, Map 71-14, and thence in a southerly direction along with the westerly margin of a lane formerly called Willis Street, 117 feet to a point in the northeast corner of Lot No. 65; thence 85 feet in a westerly direction along the northern boundaries of Lots 65 and 66 to a point which is the northeast corner of Lot No. 67; thence in a northerly direction 117 feet along the eastern boundary of Lot 97, to a point on the southwest corner of Lot 63; thence 86 feet in an easterly direction along the southern boundary of Lot 63 to the point of beginning. Said description being subject to what an accurate survey would disclose.

Being the same property conveyed to Mary Agnes Bolster, by Quitclaim Deed from Thelma Jean Godwin, of record in Book No. 10612, Page 352, Register's Office for Davidson County, Tennessee.

This Instrument is executed on behalf of Mary Agnes Bolster by Rita Fay Roberts pursuant to Durable Power of Attorney executed by Mary Agnes Bolster on August 8, 2017, of record in Instrument No.

202202150017569
_____ Register's Office for Davidson County, Tennessee.

unimproved ☐
This is improved ☒ property, known as 17 Willis Street, Nashville, TN 37207
(House Number) (Street) (City or Town) (State) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 4th day of February, 2022.

Mary Agnes Bolster by Rita Fay Roberts Roberts

Mary Agnes Bolster by Rita Fay Roberts
Attorney in Fact

Attorney in fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 4th day of February, 2022, before me personally appeared Rita Fay Roberts to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of Mary Agnes Bolster and who acknowledged she executed the same as the free act and deed of the said Mary Agnes Bolster.

Witness my hand and official seal, this the 4th day of February, 2022.

Notary Public
My Commission Expires: 3/6/24



Certificate of Authenticity

I, Adam G. LaFevor, do hereby make oath that I am a licensed attorney and/or 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 2/4/2022, 2021.

Affiant Signature

2/4/2022
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 4 day of February, ~~2021.~~ 2022

Notary's Signature

My Commission Expires: 9-8-25

Notary's Seal

MACKENZIE HUDSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY