Karen Johnson Davidson County
Batch# 873827 DEEDQC
06/17/2022 02:53:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20220617-0069849

FOR OFFICIAL USE	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00 Affiant Notary My Commission Expires: 12-21-24 SUBSCRIBED AND SWORN TO BEFORE ME THIS : 6-13-2022

ROSEMARY CALCESE NOTARY PUBLIC STATE OF TENNESSEE MONTGOMERY COUNTY

Address of New Owner	Map – Parcel Number	Send Tax Bills To:
Kristin Lee Geisler 1019 Davidson Street Nashville, Tennessee 37206	093 08 0 064.00	SAME AS OWNER
This instrument prepared by: Transformation Title and Escrow 25 Jefferson Street, Suite T-1, Clarksville, TN 37043		
Property Address: 1019 Davidson Street, Nashville, Tennessee 37206		

QUITCLAIM DEED

THIS QUITCLAIM DEED OF REALTY, executed as of the 13 day of June 2022, by Grantor, **Dottie Lee Properties, LLC, a Tennessee limited liability company**, to Grantee, **Kristin Lee Geisler, a single woman**; WITNESSETH:

That Grantor does hereby quitclaim and convey unto Grantee, all of Grantor's right, title and interest, in and to certain realty situated in Montgomery County, Tennessee, being bounded and described in **Exhibit A** attached hereto and incorporated here within.

This conveyance is subject to (a) all restrictions of record; (b) all easements of record; (c) all visible easements; (d) all matters appearing on the plan(s) of record; and (e) all matters referenced in the master deed and by-laws; and (f) all applicable government and zoning

regulations.

Prepared without the benefit of a full title examination and no liability is assumed for any status in title or matters would be disclosed by such title examination. Pursuant to Tenn. Code Ann. § 66-24-121(a), the legal description is the same as in the previous deed of record.

IN WITNESS WHEREOF, Grantor has executed this deed as of the day written first herein.

GRANTOR:

Dottie Lee Properties, LLC, a Tennessee limited liability company

STATE OF TENNESSEE :
:
COUNTY OF DAVIDSON :

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Dottie Lee Properties, LLC, a Tennessee limited liability company**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 13 day of June, 2022.

My Commission Expires:
12-21-24

ROSEMARY CALCESE
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Notary Public

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 15 on the Plan of Section Two, Shelby Heights of record in Plat Book 2854, Page 5, 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 Lot No. 15 fronts 50.0 feet on the Northerly margin of Davidson Street and extends back 151.2 feet on the Westerly line and 150.7 feet on the Easterly line to a dead line in the rear, being the Southerly margin of Ozark Street, measuring 50.0 feet thereon.

This being the same property conveyed to Dottie Lee Properties, LLC, a Tennessee limited liability company, by Warranty Deed from Metropolitan Constructions LLC, on November 23, 2021 and recorded on January 12, 2022 in Instrument No. 202201120004196, Register's Office of Davidson County, Tennessee.

TRUE COPY CERTIFICATION

I, Taira Massey, 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 on 6/13/22 (date of document).

6/14/22

Affiant Signature Date

State of Tennessee

County of Montgomery

Personally appeared before me, Taira Massey, a notary public for this country and state, Rosemary, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed this 14th day of June, 22.

Taira Massey

Notary's Signature

My Commission Expires: 4/18/26

Notary Seal

TAIRA MASSEY
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY