Karen Johnson Davidson County
Batch# 932436 DEEDQC
10/21/2022 10:42:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20221021-0114775

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Brandon Bubis Martin & Jayne Bubis 944 Main Street Nashville, TN 37206	New Owners	08212011300

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, **Brandon Bubis, a married man and Martin Bubis, a married man**, by these presents do hereby quitclaim and convey unto **Brandon Bubis, a married man and Martin Bubis and Jayne Bubis, husband and wife**, their heirs, successors and assigns, all of their right, title and interest in and to the following described tract of land:

Being part of Lot No. 180 on the Plan of Neil S. Brown's Addition in East Nashville, as of record in Block 57, page 50, Register's Office for Davidson County, Tennessee, described as follows:

Beginning at a point on the southwesterly of North Ninth street, the common corner of Lots Nos. 179 and 180 on said plan, thence Northwestwardly, with the margin of said street, 64.1 feet to the southwest intersection of said street with the southerly margin of Marina Street, thence westwardly with the margin of Marina Street, 126.5 feet, more or less, to the northeast corner of the property conveyed to V. H. Dixon, by deed from Atney Ray and wife, of record in Book 1109, page 599, said Register's Office; thence southwardly with Dixon's easterly line 86 feet to said Dixon's southeast corner; thence westwardly with Dixon's southerly line, 30 feet to said Dixon's southwest corner in the easterly margin of an alley, thence southeastwardly with the margin of said alley, 42.1 feet to the common rear corner of said Lots Nos. 179 and 180, thence northeastwardly with the line between said two lots, 170 feet to the point of beginning.

Being the same property conveyed to Esker Bowers and wife, Marcella Bowers by Installment deed from Leon Gilbert of record in Book 4176, page 170, Register's Office for Davidson County, Tennessee, dated September 23, 1967 and recorded on September 29, 1967.

Esker Bowers having since died.

Being the same property conveyed to Brandon Bubis, a married man, and Martin Bubis, a married man by Warranty Deed from Faye J. Finney, Executrix of the Estate of Marcella Bowers of record in Instrument No. 20200304-0023540, Register's Office for Davidson County, Tennessee dated February 28, 2020 and recorded on March 4, 2020.

Being also known as 316 North 9th Street, Nashville, Tennessee 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the 21st day of October, 2022.

Affiant

Notary Public

My commission expires: 10-02-2023

MEREDITH MALLOY
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 10-02-2023

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this the 20 day of October, 2022.

Brandon Bubis

Martin Bubis

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 **Brandon Bubis**, with whom I 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 on this the 21st day of October, 2022.

MEREDITH MALLOY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11/09/2023

Notary Public

My Commission Expires:

STATE OF FLORIDA
COUNTY OF Palm Beach

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Martin Bubis**, with whom I 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 on this the 20 day of October, 2022.

Notary Public

My Commission Expires:

HELEN P. HUTT
Notary Public - State of Florida
Commission # GG 362915
My Comm. Expires Aug 21, 2023
Bonded through National Notary Assn.

Tennessee Certification of Electronic Document

I, Steven T. Morris 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 October 21, 2022 (date of document).

Affiant Signature

October 21, 2022

Date

State of TN

County of Davidson

Sworn to and subscribed before me this 21st day of October, 2022.

CATHERINE DESIMONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-06-2023

Notary's Signature

MY COMMISSION EXPIRES: 11/06/2023