Karen Johnson Davidson County
Batch# 1005205 DEEDQC
05/19/2023 08 09 32 AM 3 pgs
Fees: $17 00 Taxes $0 00

20230519-0037564

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is NONE.

Paul L. Cornell

Affiant, **Paul Lawrence Cornell**

Subscribed and sworn to before me on this 3 day of MAY, 2023

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY LAURA TEK

NOTARY PUBLIC
My commission expires: 1-11-2026

This instrument was prepared by:

Laura Tek
Attorney at Law
P.O. Box 280987
Nashville, TN 37228-0987
attorneylauratek@gmail.com

Address New Owner:	Send Tax Bills To:	Map-Parcel #s:
Janet Monica Cornell **f/k/a Janet Battle Rolston** 2605 Albion Street Nashville, TN 37208	Same	092 02 0 233.00

QUITCLAIM DEED

WHEREAS **Paul Lawrence Cornell** and **Janet Monica Cornell f/k/a Janet Battle Rolston** were married as Husband and Wife and have a marital interest in a certain tract of land in Nashville, Davidson County, Tennessee, described hereinbelow:

Land in Davidson County, Tennessee, being Lot No. 186, Block 11, on the plan of Hefferman Place Subdivision, of record in Plat Book 161, page 138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to **Janet Battle Rolston (n/k/a Janet Monica Cornell)** from **Walter Rolston**, by Quitclaim Deed of record at instrument number 20170413-0036292, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as 2605 Albion Street, Nashville, TN 37208.

WHEREAS, pursuant to the Marital Dissolution Agreement which was entered into between the parties in May of 2023 in the absolute divorce case styled Cornell v. Cornell currently pending in the Fourth Circuit Court for Davidson County, Tennessee, Case No. 23D-583, **Paul Lawrence Cornell** and **Janet Monica Cornell f/k/a Janet Battle Rolston** have agreed to sever all marital bonds between them and **Paul Lawrence Cornell** has agreed to convey all of his right, title and interest in and to the tract of land described hereinabove.

NOW, THEREFORE, for and in consideration of the sum of One and No/100, ($1.00), Dollar, cash in hand paid, and pursuant to the terms of said Marital Dissolution Agreement, **Paul Lawrence Cornell**, the Grantor, does hereby remise, release and forever quitclaim unto **Janet Monica Cornell f/k/a Janet Battle Rolston**, the grantee, her heirs and assigns, all of his right, title and interest in and to a certain tract of land in Nashville, Davidson County, Tennessee, described hereinbelow:

> Land in Davidson County, Tennessee, being Lot No. 186, Block 11, on the plan of Hefferman Place Subdivision, of record in Plat Book 161, page 138, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to **Janet Battle Rolston (n/k/a Janet Monica Cornell) from Walter Rolston**, by Quitclaim Deed of record at instrument number 20170413-0036292, Register's Office for Davidson County, Tennessee. **Janet Monica Cornell** and **Janet Battle Rolston** being one and the same.
>
> The legal description is the same as the previous deed of record.
>
> This is improved property known as 2605 Albion Street, Nashville, TN 37208.
>
> Said property is conveyed subject to such limitations, restrictions, easements, zoning and planning ordinances, encumbrances, and government regulations as may affect the premises.

WITNESS my hand this 3 day of May 2023.

Paul L. Cornell

Paul Lawrence Cornell

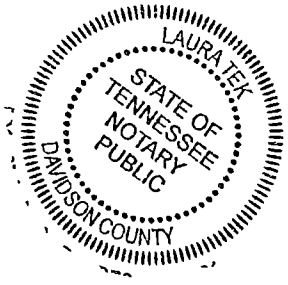
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **Paul Lawrence Cornell**, with whom I am personally acquainted and who, after being first duly sworn, acknowledged to me that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at Nashville, Davidson County, Tennessee, this 3 day of May 2023.

NOTARY PUBLIC

My commission expires 11-11-2026



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