Karen Johnson Davidson County
Batch# 1024043 DEEDQC
07/10/2023 08:41:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230710-0052262

QUITCLAIM DEED

William E Grones
Notary Public, State of New York
Reg. No. 01GR6006371
Qualified in Clinton County
Commission Expires 04/26/2027

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 7 DAY OF July, 2023.

Notary Public

MY COMMISSION EXPIRES: 4/26/2027

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Deborah J. Gordon		
(NAME)	(NAME)	
2601 Belmont Blvd.,	**Same as owner**	**11704010100**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37212		
(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, **GLENN EWING, UNMARRIED** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **DEBORAH J. GORDON, UNMARRIED** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to 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 North 50 feet of Lot No. 183 on the Plan of Belmont Land Company's Plan of Lots called "Belmont Heights" of record in Plat Book 421, Page 34, in the Register's Office for Davidson County, Tennessee.

Said Lot fronts 50.0 feet on the Westerly side of Belmont Boulevard and runs back between parallel lines along the South margin of Sweetbriar Avenue, 175.0 feet to an alley.

Being the same property conveyed by Warranty Deed from Scott E. Kozicki, unmarried to Deborah J. Gordon, unmarried as recorded on the 5th day of June, 2013 in Instrument No. 20130605-0056879 and Quitclaim Deed from Deborah J. Gordon to Deborah J. Gordon, with a 60% undivided interest and Glenn Ewing, with a 40% undivided interest as tenants in common as recorded on the 6th day of May, 2014 in Instrument No. 20140506-0038534, in the Register's Office of Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **2601 Belmont Blvd., Nashville, Tennessee 37212**.

Witness my/our hand(s) this the 25th day of May, 2023.

Glenn Ewing 05/25/2023
Glenn Ewing

STATE OF Texas

COUNTY OF Harris

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GLENN EWING, 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 25th of May, 2023.

Lori Anita Moore Bartley 05/25/2023
Notary Public Lori Anita Moore Bartley
My Commission Expires: 08/25/2025
(SEAL)

NOTARY PUBLIC STATE OF TEXAS
Lori Anita Moore Bartley
ID NUMBER
13329348-9
COMMISSION EXPIRES
August 25, 2025

Notarized online using audio-video communication

RETURN TO:
Rudy Title and Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

I, Gabriel R. Lutz, 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 **05/25/2023** (date of document).

Affiant Signature

Date **05/25/2023**

State of New York

County of Clinton

Sworn to and subscribed before me this **25** day of **May**, 2023.

Notary's Signature

MY COMMISSION EXPIRES: 04/26/2027

William E Grones
Notary Public, State of New York
Reg. No. 01GR0006371
Qualified in Clinton County
Commission Expires 04/26/2027