QUITCLAIM DEED

THE PURPOSE OF THIS DEED IS TO CORRECT THE MISSPELLING OF OWNER'S NAME

Karen Johnson Davidson County
Batch# 1442509 DEEDQC
07/06/2026 01:14:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20260706-0060505

ADAM G. LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2029

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 30 DAY OF June, 2026.

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

File No.: RES-26-511refi

THIS INSTRUMENT WAS PREPARED BY
Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Josephine Lyn Colley	NEW OWNER	082 15 0 207.00
(NAME)	(NAME)	
822 Porter Road Nashville, TN 37206	(SAME)	
(ADDRESS)	(ADDRESS)	

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 considerations, the receipt of which is hereby acknowledged, I/WE, **JOSEPHINE LYNN COLLEY, A/K/A JOLYN COLLEY, UNMARRIED**, herein after called the Grantor(s), have bargained and sold, and by these presents do transfer and convey all right, title, and interest unto, **JOSEPHINE LYN COLLEY, UNMARRIED**, hereinafter called the Grantee(s), their heirs and assigns, that certain tract or parcel of land in **DAVIDSON** County, State of **TENNESSEE**, described as follows, to-wit:

Land in Davidson County, Tennessee, Fatherland Street, Map 82-15, Parcel 207.00 being the easterly 31 feet of Lot No. 7 and the westerly 17 feet of Lot No. 8 on the Map of Zollicoffer's Plan, as of record in Book 19, Page 162, Register's Office for Davidson County, Tennessee.

Said parts of said lots adjoin and front together 48 feet on the northerly side of Fatherland Street and run back between parallel lines, 170 feet to an alley.

Being the same property conveyed to John G. Colley, unmarried and Jolyn Colley, unmarried, As Tenants in Common with Right of Survivorship, from Doochin Davidson County Family Partnership, L.P., a Tennessee Limited Partnership, by Warranty deed dated June 1, 2005, recorded June 2, 2005, in Instrument No. 20050602-0062152, in the Register's Office of Davidson County, Tennessee.

Further being the same property conveyed to Josephine Lynn Colley, A/K/A Jolyn Colley, unmarried, from John G. Colley, unmarried, by Quitclaim Deed dated March 2, 2012, recorded March 2, 2012, in Instrument No. 20120302-0018486, in the Register's Office of Davidson County, Tennessee.

This is **improved** property, known as 511 Fatherland Street, Nashville, TN 37206
(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/our hand(s) this 30 day of June, 2026.

Josephine Lyn Colley AKA Josephine Lynn Colley AKA Jolyn Colley

Josephine Lyn Colley
A/K/A Josephine Lynn Colley, A/K/A Jolyn Colley

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 **Josephine Lyn Colley, A/K/A Josephine Lynn Colley, A/K/A Jolyn Colley,** with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 30 day of June, 2026.

Commission expires: 3/8/28

Notary Public

ADAM G. LAFEVOR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2028

RETURN TO:

Commerce Title & Escrow, LLC
101 Lea Ave., Nashville, TN 37210
(615) 515-7171

Certificate of Authenticity

I, Kim Wyatt, 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 June 30, 2026.

Kim Wyatt
Affiant Signature

7-1-26
Date

State of TENNESSEE
County of DAVIDSON

Sworn to and subscribed before me this 1 day of July, 2026

Kimberly Beard
Notary's Signature

My Commission Expires: 7-7-27

Notary's Seal

KIMBERLY BEARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-7-2027

RECORD & RETURN TO:
Commerce Title & Escrow, LLC
101 Lea Ave.
Nashville, TN 37210
File No. RES-26-511refi