QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR ~~THIS~~ TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4 DAY OF April, 2017.

Notary Public

MY COMMISSION EXPIRES: _____
(AFFIX SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 03-03-2020

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

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Samson Seyfou and Charles T. Henson and Senaite Melke Henson	**Same**	
(NAME)	(NAME)	**08204017400**
609 Bell Ridge Trace		
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **SAMSON SEYFOU**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO, **SAMSON SEYFOU, IN AN UNDIVIDED 50% INTEREST, AND CHARLES T. HENSON AND WIFE, SENAITE MELKE HENSON, IN AN UNDIVIDED 50% INTEREST,** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LANE IN DAVIDSON COUNTY, TENNESSEE, AND BEING LOT NO. 50 ON THE MAP OF THORNBY PLACE, AS OF RECORD IN BOOK 332, PAGE 3, REGISTER'S OFFICE FOR SAID COUNTY.

SAID LOT 50 FRONTS 50 FEET ON THE SOUTHERLY SIDE OF WEST GREENWOOD, FORMERLY EDGAR AVENUE, AND RUNS BACK BETWEEN PARALLEL LINES, WITH THE WESTERLY MARGIN OF AN ALLEY, 145 FEET TO AN ALLEY IN THE REAR.

BEING THE SAME PROPERTY CONVEYED TO SAMSON SEYFOU, BY WARRANTY DEED FROM JAMES ROBERTS, MARRIED, OF RECORD IN INSTRUMENT NUMBER 20050829-0103122, REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE DATED AUGUST 22, 2005.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL EXISTING EASEMENTS AND RESTRICTIONS AS SHOWN OF RECORD.

*****This instrument has been prepared by information provided by the parties*****
*****No title search was conducted and no representations regarding title have been made by the Drafter*****

BILL GARRETT, Davidson County
Trans:T20170029025 DEEDQC
Recvd: 04/06/17 09:53 2 pgs
Fees:12.00 Taxes:0.00

20170406-0033700

This is
( ) unimproved
(X) improved

property known as **822 West Greenwood Ave., Nashville, TN 37206**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this the 31 day of March, 2017.

Samson Seyfou

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Samson Seyfou**, 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 executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 31 day of March, 2017.

Notary Public

My Commission Expires:

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 03-03-2020

RETURN TO:
Rudy Title & Escrow
2012 21st Ave. South
Nashville, TN 37212