Karen Y Johnson Davidson County
Batch# 154022 DEEDQC
10/25/2018 10:33:01 AM 1 pg
Fees: $12.00 Taxes: $0.00
20181025-0105762

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **M. Anita Brandon**, single ("Grantor"), hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Mable Anita Brandon and Shinetta Renee Berry**, (Grantees), all of her rights, title, and interests in the following described real property, to wit:

Being the westerly part of Lot No. 4 of Block "A" on the Map of R.M. Dudley's Subdivision, as of record in Book 974, Page 8, Register's Office for Davidson County, Tennessee, and being further described as follows:

Beginning on the easterly margin of Oxford Avenue at the corner of Lots No. 3 & 4; thence with the line between said two lots, easterly 180 feet to an iron pin; thence northerly 80 feet to an iron pin on the southerly line of Lot No. 5; thence with said line westerly 170 feet to the easterly margin of Oxford Avenue; thence with said Avenue, southerly 100 feet to the beginning.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Lonnie J. Brandon and wife, M. Anita Brandon herein by Warranty Deed of record at **Book 5695, Page 728** in said Register's Office. Lonnie J. Brandon died leaving M. Anita Brandon as the remaining tenant by the entirety.

IN TESTIMONY WHEREOF I/we have executed this instrument the 24 day of **October, 2018.**

Mable A Brandon
M. Anita Brandon

DEBRAH LOUISE BRYANT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2020

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **M. Anita Brandon**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 24 day of **October, 2018.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/3/20

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0**.

Shinetta R. Berry
AFFIANT

SUBSCRIBED AND SWORN before me this the 24 day of October, 2018.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/3/20

DEBRAH LOUISE BRYANT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2020

PROPERTY ADDRESS:	**3108 Oxford Street, Nashville, TN**
TAX PARCEL NO.:	**072070129.00**
PROPERTY OWNER:	**Mable Anita Brandon and Shinetta Renee Berry**
OWNER'S ADDRESS:	**3108 Oxford Street, Nashville, TN** 37216
MAIL TAX BILLS TO:	**owners at property address**