Karen Johnson Davidson County
Batch# 253069 DEEDQC
07/05/2019 10:47:26 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190705-0065712

THIS INSTRUMENT PREPARED BY:
Jonathan S. Faught, Attorney
5110 Maryland Way, Ste 120
Brentwood, TN 37027

Address of Owner:	Send Tax Bills To:	Map-Parcel No.:
Woodbine Community Organization, Inc. 643 Spence Lane Nashville, TN 37217	Same	08115040500

THIS INSTRUMENT WAS PREPARED SOLELY UPON THE INFORMATION PROVIDED BY THE PARTIES. NO REPRESENATION OR WARRANTY IS MADE BY PREPARER AS TO THE ACCURACY OF ANTHING SET FORTH HEREIN.

THE PARTIES HAVE SPECIFICALLY WAIVED PERFORMANCE OF A TITLE SEARCH, TITLE OPINION LETTER OR TITLE INSURANCE BY THE PREPARING ATTORNEY.

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of One and No/100 Dollars ($1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, George W. Bugg, Jr. ("Grantor"), hereby grants, bargains, sells, quitclaims, transfers, and conveys unto Woodbine Community Organization, Inc. ("Grantee"), and its successors and assigns all of Grantors right, title, and interest in certain real estate in Davidson County, Tennessee ("Property"), more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 25 on the Plan of Bransford Realty Company's Subdivision of Lots Nos. 1 and 3, and part of Lot No. 2 of the James Hamilton Tract of record in Book 332, page 166, Register's Office for Davidson County, Tennessee.

Said Lot No. 25 fronts 39 feet on the south side of Heiman Street and runs back between parallel lines 153 feet, more or less, to an alley.

Being the same property conveyed to L. Landers and wife, Lula B. Landers, by installment deed from Jack J. Cohen and Sam Garfinkle of record in Book 2748, page 280, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Metropolitan Government of Nashville and Davidson County, Tennessee by Final Decree Confirming Sale from L. Landers et ux of record in instrument 20100913-0072818, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Woodbine Community Organization, Inc. by quit

claim from Metropolitan Government of Nashville and Davidson County, Tennessee in instrument no. 20170726-0075715, Register's Office for Davidson County, Tennessee.

Being the same property in which George Bugg, Jr. inherited a fractional interest in.

This improved property known as 1603 Heiman Street, Nashville, Tennessee 37208

IN WITNESS WHEREOF, George W. Bugg, Jr. has executed this Quitclaim Deed as of the 28th day of June, 2019.

George W. Bugg, Jr.

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, the undersigned, a Notary Public of this County, George W. Bugg, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND, and official seal this 28th day of June, 2019.

JONATHAN FAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My commission expires: 6-14-2023

Transfer tax on this transfer is exempt under the provisions of section 67-4-409, et. seq., on the Tennessee Code Annotated.

George W. Bugg, Jr.,

Sworn and subscribed to before me this 28th day of June, 2019.

JONATHAN FAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

Notary Public

My Commission Expires: 6-14-2023