Karen Johnson Davidson County
Batch# 296204 DEEDQC
10/04/2019 01:33:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20191004-0101910

QUITCLAIM DEED

BRIAN D MITCHELL
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 07-03-2023

O-RH-18-327

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 1st DAY OF August, 20 19

Notary Public

MY COMMISSION EXPIRES:

(AFFIX SEAL)

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)
Les A. Lazarus and Mary M. Frizzell	**New Owner**	
(NAME) **3213 Toddway Court**	(NAME)	**071-11-0-187.01**
(ADDRESS) **Nashville, TN 37214**	(ADDRESS)	
(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, **LAKISHA JACKSON, UNMARRIED, JERRY HARRIS, JR., MARRIED, JARELL HARRIS, UNMARRIED, AND JERRY HARRIS, SR., UNMARRIED,** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **LES A. LAZARUS AND MARY M. FRIZZELL** hereinafter called the Grantee(s), his/her/its/their heirs, successors 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, BEING THE WEST HALF OF LOT NO. 27 ON THE PLAN OF TRINITY HEIGHTS OF RECORD IN PLAT BOOK 161, PAGE 38, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

FRONTING 50 FEET ON THE NORTH SIDE OF GATEWOOD AVENUE AND RUNNING BACK BETWEEN PARALLEL LINES 150 FEET TO AN ALLEY.

Being the same property conveyed to Les A. Lazarus and Mary M. Frizzell by Amended Final Decree Confirming Sale deed from Clerk and Master of record in Instrument No. 20170728-0076834 Register's Office for Davidson County, Tennessee, dated July 26, 2017 and recorded on July 28, 2017.

Also being the same property conveyed to Shirley J. Overton by Warranty deed from James E. Baxter and wife, Fanny Yvonne Baxter of record in Book 6311, page 287, Register's Office for Davidson County, Tennessee, dated May 30, 1984 and recorded on June 7, 1984. The said Shirley J. Overton Harris (aka Shirley J. Overton) having since died intestate leaving Lakisha Jackson, Jerry Harris, Jr., Jarrell Harris, and Jerry Harris Sr. as heirs at law as evidenced by Affidavits of Heirship recorded in Instrument Nos. 20191003-0101422 and 20191003-0101423, Register's Office for 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: **327 Gatewood Ave., Nashville, Tennessee 37207**.

Witness my/our hand(s) this the 31st day of July, 2019.

Lakisha Jackson

Jerry Harris, Jr.

Jarrell Harris

Jerry Harris, Sr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lakisha Jackson, 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 1 day of August, 2019.

Notary Public

My Commission Expires: _____
(SEAL)

JUSTIN HALL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires 06-20-2021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerry Harris, 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 he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 31st day of July, 2019.

Notary Public
My Commission Expires 01/03/2023
(SEAL)

RENEE E. SINNOTT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jarrell Harris, 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 31st day of July, 2019.

Notary Public
My Commission Expires: 01/03/2023
(SEAL)

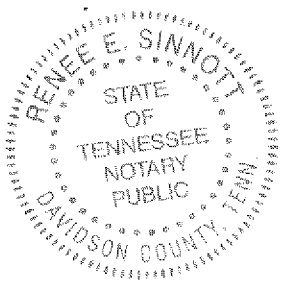
RENEE E. SINNOTT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jerry Harris Sr., 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 31st day of July, 2019.

Renee E Sinnott
Notary Public
My Commission Expires: 01-03-2023
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

True Copy Certification

I, Laura Mitchell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TENNESSEE

County of DAVIDSON

Personally appeared before me, JORDAN T. MYERS, a notary public for this county and state, Laura Mitchell who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 01-06-2020
Notary' Seal (if on paper)

JORDAN T MYERS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY