QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 490585 DEEDQC
10/06/2020 02:38:49 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20201006-0115853

1011 MCMAHAN AVE QCD

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Peggy D Mathes
Affiant

J. BRENT MATHES NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 1st DAY OF October 2020.

J Brent Mathes
Notary Public

MY COMMISSION EXPIRES: 3/6/2024
(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)
Walter Mack Parsons	New Owner	061 11 0 076.00
(NAME)	(NAME)	
1011 McMahan Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For good and valuable consideration received, **Peggy D. Mathes, Administrator of the Estate of Hugh G. Bland, Jr.**, by these presents does transfer and convey unto the Grantees,

Debra Carter Berry Hudnall	6.25%
Dana Hall Nolan	3.125 %
Cathy Hall OGuin	3.125%
Lorre Gail Hayes Killingsworth	6.25%
Allen Hayes	6.25%
Jerry Walter Bland	6.25%
Ralph Edward Bland	6.25%
Elaine Demetros Bly	3.125%
Harriett Demetros Simpson	3.125%
Regina Ann "Jinx" Demetros Cockerham	3.125%
Harry George "Corky" Demetros Jr.	3.125%
Robert Morrison Huddleston	1.43%
William Richard Huddleston	1.43%
Eugene Parris Huddleston	1.43%
John Huddleston	1.43%
Lauren Beulah Huddleston	1.43%
Roger Shatzer	3.57 %
Ken Shatzer	3.57%
Leesa Banks Weaver	3.57%

Lori Banks Parris	3.57%
Sandra Huddleston Cheney	3.57%
Brenda Huddleston	3.57%
Harold Luther Huddleston	7.15%
Lillys Elna Huddleston Russell	1.785%
Richard W. Huddleston	1.785%
James Madison Huddleston	1.785%
Ruth Jeanell Huddleston Craig	1.785%
JimT Russell	0.1134%
Franklin Russell	0.1134%
Betty Lou Blair	0.1133%
Doris Jackson	0.1133%
Ann Russell Hagy	0.1133%
Carolyn Hammond	0.1133%
Maxine Surgenor	0.1133%
Wanda Irene Russell Anderson	0.1133%
Michael Shelton	0.0567%
Suzanne McNeil	0.0567%
Rosemarie Dale	0.51%
Gary Wilson	0.51%
Delta Huddleston Abston	1.02%
Barbara H. Brooks	0.255%
Emma Sue H. Taylor	0.255%
John Wayne Huddleston	0.255%
Steve Dalton	0.255 %
Ward Huddleston, Jr.	0.51%
Judy Diane Huddleston Francisco	0.51%
Blanche Wilma Davis	1.02%
Bonnie Evelyn Scarborough	1.02%

as tenants in common, all of the right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, belonging to Hugh G. Bland, Jr., as follows:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being the easterly 80 feet of lot No. 20 on the map of I.C. McMahan's Subdivision of part of the Maplewood Lands, as of record in Book 547, Page 78, Register's Office for said County.

Said part of said Lot No. 20 fronts 80 feet on the northerly side of McMahan Avenue and runs back between parallel lines 296 feet to a dead line.

Being the same property conveyed unto Hugh G. Bland, Jr. an undivided forty-five (45%) percent interest, and unto Gordon O. Hicks an undivided thirty-five (35%) percent interest, and unto Walter Mack Parsons an undivided twenty (20%) interest in the whole as tenants in common; reserving a life estate in and to the below described property for the life of each grantee for the mutual and non-exclusive benefit of each Grantee listed herein by deed from Hugh G. Bland, Jr., and unmarried person, of record in Instrument 20060503-0051163, Register's Office for Davidson County, Tennessee.

The said Hugh G. Bland, Jr. having since died. Peggy D. Mathes was appointed as Administrator of the Estate of Hugh G. Bland, Jr. in the Probate Court for Davidson County, Tennessee, Docket No. 06P-1094.

This is property commonly known as: **1011 McMahan Avenue, Nashville, TN 37216**.

Witness my/our hand(s) this the 1ST day of Oct, 2020.

Estate of Hugh G. Bland, Jr.

Peggy D Mathes, Adm

Peggy D. Mathes, Administrator

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Peggy D. Mathes, Administrator of the Estate of Hugh G. Bland, Jr., to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument on behalf of the Estate of Hugh G. Bland, Jr., and acknowledged that she executed the same as her free act and deed and for the purposes described herein.

Witness my hand and official seal, this the 1st day of October, 2020.

BRENT S. RUDY NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN

J Brent Rudy

Notary Public

My Commission Expires: 3/6/2024

RETURN TO:
Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212
Phone: 615-383-2903

This Instrument was prepared with information supplied by the parties.