Karen Johnson Davidson County
Batch# 568706 DEEDQC
02/04/2021 01:59:39 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20210204-0016477

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Cleadis Sivils, Affiant
Subscribed and sworn before me this the
4 Day of Feb, 2021.
cthayes, Deputy Register

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEVERLY J. KINDALL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 5-17-24

The actual consideration or value, whichever is greater, for this transfer is $-0-

Cleadis Sivils
AFFIANT

Address/ New Owner	Send Tax Bills To	Map Parcel No.
Cleadis Sivils/Ronald Harris 305 Buchanan Street Nashville, TN 37208	Same	Map 82-05-84

FOR AND IN CONSIDERATION OF One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged I, Ronald W. Harris, by these presents do hereby quitclaim and convey unto Cleadis Sivils, all of my rights and interest in and to the following described tract of land, to have and hold in fee simple. Said land lying to have and hold in fee simple and being situated in Davidson County, TN., and more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being the easterly part of Lot No. 24 and the North part of the easterly part of Lot No. 25 in D.T. McGavock's Plan of 98 Lots, as recorded in Book No. 21, page 7, Register's Office for Davidson County, Tennessee.

Said parts of lots Nos. 24 and 25 fronts 57-1/2 feet on the southerly side of Buchanan Street, and extend back between parallel lines, and with the westerly margin of an alley, 100-1/2 feet to a dead line.

Being the same property conveyed to Ronald Wayne Harris by Quitclaim Deed with a Life Estate Reserved, from Julia Fisher as of record in Book 8127, page 338, Register's Office for Davidson County, TN.

Being the same property conveyed to Ronald Harris in instrument No. 20000240018132 said Register's Office in said County.

Also, being the same property with ½ interest conveyed to Cleadis Sivils in instrument 20020114-0005425.

This is improved property known as: 305 Buchanan Street, Nashville, Tennessee 37208.

Witnessed his hand this the 10 **day of** January **2021**

Ronald W. Harris

RONALD W. HARRIS

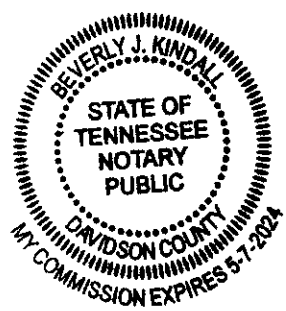
STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before, Beverly Kindall , A Notary Public in and for said County and State, the within named **Ronald W. Harris** the Bargainer 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 the purposes therein contained.

WITNESS my hand and official at Nashville, Tennessee the 10 day of January 2021.

Beverly Kindall Notary Public

My commission expires: 5-7-2024



PREPARED BY: Attorney Edward T. Kindall, 2512 Scovel St., Nashville, TN 37208