THIS INSTRUMENT WAS PREPARED BY
EDWARD T. KINDALL
ATTORNEY AT LAW
2512 SCOVEL ST
NASHVILLE, TN, 37208

Karen Johnson Davidson County
Batch# 771457 DEEDQC
12/10/2021 09:35:47 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20211210-0163884

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ -0-
_____, Affiant
Subscribed and sworn before me this the
10 Day of December, 2021.
Brandi Wales, Deputy Register

QUIT CLAIM DEED

Send Tax Bills
New Owner

Address of New Owner

JEAN WILKERSON
1907 HERMAN STREET
NASHVILLE, TENNESSEE 37208

Map 1 Parcel
092070165.00

BOOK: 7856
PAGE: 614

FOR THE CONSIDERATION OF TEN Dollars, Cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt of which is hereby acknowledged, we Louise Gipson, Freddie Gipson, Albert Gipson, and Malvin Gipson hereafter called the Grantors, have bargained and sold, and by these presents do transfer and convey unto Jean Wilkerson, hereafter called the Grantee, her heirs and assigns, their interests in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: TO WIT:

Being the same property inherited by Jean Wilkerson, Albert Gipson, Louise Gipson, Freddie Gipson, and Malvin Gipson by intestate succession as evidenced by Affidavit of Heirship recorded at control # 20211122-0154845, Register's Office Davidson County.

Being the same property conveyed to Fred and wife Doris Gipson by deed from Leroy Dunlop of record in Book7856, page 612, said Register's Officer.

Tract I: Land in Davidson County, Tennessee, being part of Lot No. 16 on the Plan of the Harding Lyle Tract, as of record in Book 21, page 102, Register's Office for said County, and described as follows:

Beginning on the southerly margin of Herman Street, 50 feet westerly from the northwest corner of Lot 13 on the map of Bush Subdivision, as with the southerly margin of said Street, 75 feet; thence southwardly 150 feet to the northerly margin of an alley; thence eastwardly with the same 75 feet: thence northwardly, parallel with the westerly line of said lot No. 13, 150 feet to the beginning.

Being the same property conveyed to Leroy Dunlap by deed from J.A. Smith and wife L.M Smith of record in book 6027, page 38, said Register's Officer.

Tract II: Land in Davidson County, Tennessee, being the easterly 37.5 feet on the westerly 75.7 feet of lot No. 1 on the Map of Buchi's Subdivision of Lot 20 on the Boyd McNairy Tract, as of record in Book 421, page 66, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 1 fronts 37.5 feet on the southerly side of Clifton Pike and runs back parallel lines 158 feet to an alley.

Being the same property conveyed to Leroy Dunlap by deed from Allen Hinton of record in Book 6384, page 11, said Register's Office.

Tract III: Land in Davidson County, Tennessee, being the easterly 30 feet of Lot No.9 on the map of W.G. Bush's Subdivision of Lot No. 16, Harding Lyle Tract, as of record in book 57, page 20, Register's Office for said County.

Said part of Lot No. 9 fronts 30 feet on the southerly side of Herman Street and runs back between parallel lines, along the westerly margin of an alley, 150 feet to an alley in the rear.

Being the same property conveyed to Leroy Dunlap by deed from Ambrose W. J. Clay, of record in Book 6566, page 615, said Register's Officer.

STATE OF Tennessee

COUNTY OF Davidson

I, Beverly Kindall, a Notary Public for the above-referenced jurisdiction do hereby swear that descendants did appear before me on the below indicated date and affixed their signatures. They appeared to be of sound mind and free from any undue coercion or influence to sign.

Louise Gipson

Louise Gipson

Freddie Gipson

Freddie Gipson

Albert Gipson

Albert Gipson

Sworn to and subscribed before me this 11th day of 29th 2021.

My commission expires: 05/07/2024

BEVERLY J. KINDALL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-7-2024

Beverly J. Kindall

Notary Public

STATE OF Tennessee

COUNTY OF ~~Davidson~~ Shelby

I, Fair Swauncy, a Notary Public for the above-referenced jurisdiction do hereby swear and affirm that the descendant did appear before me on the below indicated date and affixed his signature. He appeared to be of sound mind and free from any undue coercion or influence to sign.

Malvin Gipson

Malvin Gipson

Sworn to and subscribed before me this 7th day of December 2021.

My commission expires: June 04, 2022

FAIR SWAUNCY
STATE OF TENNESSEE NOTARY PUBLIC
SHELBY COUNTY

My Commission Expires June 4, 2022

Notary Public