Karen Johnson Davidson County
Batch# 804436 DEEDQC
02/11/2022 02:56:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220211-0016209

Prepared by:
Tennessee Title Services, LLC
112 Center Court, Ste A
Clarksville, TN 37040
H-21-9039

KAYLIE PAYNE
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 6, 2025
COUNTY OF DAVIDSON

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $0.00

Hannah Salsa
Affiant
Subscribed and sworn to before me, this 26th **day of January, 2022.**

Kaylie Payne
Notary Public
My commission expires: _____

Address of New Owner:	Send Tax Bills to:	Tax Information:
Billy Kay Shope Jr. 6235 Henry Ford Drive Nashville, TN 37209	New Owner	090-12-0-140.00

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, Yamily Salous, hereinafter the Grantor(s), by these presents, does hereby quitclaim and convey unto Billy Kay Shope Jr., hereinafter the Grantee(s), all the right, title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in the 8th Civil District of Davidson County, Tennessee, being Lot No. 190 on the Plan of Charlotte Park, Section III, as of record in Book 2663, Page 70, Register's Office for said County.

Said Lot No. 190 fronts 83.0 feet on the Westerly side of Henry Ford Drive and extends back 189.5 feet on the Northerly line and 192.6 feet on the Southerly line to a line in the rear on which it measures 47.0 feet.

Being the same property conveyed by Warranty Deed from J. Douglas Wright and J. Douglas Wright, Jr. to Luther L. Smith and wife, Rubie Louise Smith as recorded on the 28th day of August, 1959 in Deed Book 2957, Page 379, in the Register's Office of Davidson County, Tennessee.

Luther L. Smith died on June 10, 1962 leaving Rubie Louise Smith as sole surviving Tenant by the Entirety.

Rubie Louise Smith remarried Walter W. Blair. Rubie Louise Smith and Louise V. Smith and Louise V. Blair are one and the same. Rubie Louise Smith aka Louise V. Smith and Louise V. Blair died on June 5, 1995.

Walter W. Blair is the devisee under the Will of Louise V. Blair of record in Will Book 198, page 658, in the Probate Clerk's Office for Davidson County, Tennessee and the sole Heir at Law pursuant to Affidavit of Heirship of record in Book 10160, page 514, said Register's Office.

Walter W. Blair died on October 16, 2006. Robert M. Blair is the devisee under the Will of Walter W. Blair probated under Docket No. 07P769, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division and of record in Instrument No. 20131016-0107969, said Register's Office.

Robert M. Blair died on October 17, 2018. The Will of Robert M. Blair probated under Docket No. 18P1791, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division vests said property in the Robert M. Blair Estate.

Being the same property conveyed to Yamily Salous and Billy Shope, wife and husband by Warranty deed from Pat Waggoner, Executor of the Estate of Robert Melvin Blair of record in Instrument No. 20200107-0001841 Register's Office for Davidson County, Tennessee, dated December 18, 2019 and recorded on January 07, 2020. (Value of consideration shown in aforementioned deed $235,000.00.)

Reference is made to the Final Decree of Divorce styled as Billy Kay Shope vs. Yamily Salous of record in the Third Circuit Court for Davidson County, Tennessee under Docket No. 20D1447.

This property is improved property known as 6235 Henry Ford Drive, Nashville, TN 37209.

Witness my hand this 21th day of January, 2022.

Yamily Salous

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Yamily Salous with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal this 21th day of January, 2022.

Notary
My Commission Expires:_____

(Notary Seal)

KAYLIE PAYNE
TENNESSEE NOTARY PUBLIC
My Comm Exp September 8, 2025
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED USING INFORMATION PROVIDED BY THE PARTIES. PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS WITH REGARD TO THE TITLE OF THE SUBJECT PROPERTY, THE ACCURACY OF THE INFORMATION RECEIVED OR THE VALIDITY OF ANY PLAT OR SURVEY REFERENCED.

Certificate of Authenticity

I, Joshua A. Terry, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 1/26/22.

Affiant Signature

2/1/22

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 2/1/22.

Notary Public

My Commission Expires: 5.23.23

KATHLEEN WILLIAMS
TENNESSEE
NOTARY
PUBLIC
COUNTY OF WILLIAMSON