QUITCLAIM DEED

STATE OF TN, COUNTY OF Davidson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $10.00.

Burnice Winfrey Jr.
Affiant

Subscribed and sworn to me on April 22, 2022.

NOTARY PUBLIC

My Commission Expires: July 9, 2024

JASON BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This deed was prepared based solely upon information supplied by the Grantor, and without the benefit of a title search.

THIS INSTRUMENT WAS PREPARED BY:
John Cobb Rochford
Rochford Law & Real Estate Title, PLLC
2200 Abbott Martin Road
Nashville, TN 37215

NAME/ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP – PARCEL #
Victor C. Winfrey Cardale M. Winfrey 1600 Emerald Dr., Nashville, TN 37218	Same as New Owners	069 15 0 009.00

Karen Johnson Davidson County
Batch# 845906 DEEDQC
04/26/2022 01:38:15 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220426-0048078

KNOW ALL MEN BY THESE PRESENTS that Judy Crittenden Winfrey (now known as Judy A. Winfrey), hereinafter called **"GRANTOR,"** for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto Victor C. Winfrey and Cardale M. Winfrey, joint tenants with right of survivorship, hereinafter called **"GRANTEES,"** their successors and assigns, her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

> Lot No. 9 on the Map of Hydes Ferry Park Subdivision, as of record in Book 2330, Page 176, Register's Office for said County.
>
> Said Lot. No. 9 fronts 198.5 feet on the southeasterly side of the Emerald Drive and runs back 295 feet on the northeasterly line and 257 feet on the southerly line to a dead line measuring 96 feet thereon.
>
> Being the same property conveyed to Bernice Winfrey and wife, Judy Crittenden Winfrey by Warranty Deed from Robert Lee Hunt, Sr., and wife, Clestell Byrd Hunt, dated April 20th, 1960 and recorded on April 21, 1960, of record in Book 3067, Page 157, Register's Office of Davidson County, Tennessee. The said Burnice Winfrey having since died in 1996 leaving Judy Crittenden Winfrey the surviving tenant by entirety.
>
> The said Bernice Winfrey and Burnice Winfrey being one and the same.
>
> The said Judy Crittenden Winfrey and Judy A. Winfrey being one and the same.
>
> This is improved property, known as 1600 Emerald Dr., Nashville, Tennessee 37218.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand on April 22, 2022

Judy A. Winfrey

Judy A. Winfrey

STATE OF TN

COUNTY OF Davidson

On April 22, 2022, before me personally appeared Judy A. Winfrey, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal on April 22, 2022.

NOTARY PUBLIC

My Commission Expires: July 9, 2024

JASON BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY