QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 891681 DEEDQC
07/20/2022 03:01:24 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20220720-0083271

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11 DAY OF July, 2022.

Notary Public

MY COMMISSION EXPIRES: May 7, 2024

(AFFIX SEAL)

CHUKWUDI OKETEEN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY

Manson Johnson Conner PLLC
1720 West End Ave.
Suite 300
Nashville, TN 37203
(615) 254-1600

ADDRESS NEW OWNER AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL NUMBERS
Charles Hamilton and Clarence Summey	**New Owner**	**08110005500**
(NAME)	(NAME)	
2633 Delk Avenue		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37208		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, **CHARLES HAMILTON**, HEREINAFTER CALLED THE GRANTOR, DOES HEREBY QUITCLAIM AND CONVER UNTO **ANDRE JOHNSON, TRUSTEE**, HEREINAFTER CALLED THE GRANTEE, **TO TRANSFER OWNERSHIP TO BOTH CHARLES HAMILTON AND CLARENCE SUMMEY, EQUALLY, AS TENANTS IN COMMON**, THEIR HEIRS AND ASSIGNS, IN EQUAL SHARES, ALL OF GRANTOR'S RIGHTS, TITLE, AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACTS/PARCELS OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Being Lot No. 37 on the Plan of Section 2, Normal Heights, revised as of record in Book 2330, page 54, Register's Office for Said County. Said Lot No. 37 fronts 50 feet on the southwesterly side of Delk Avenue and runs back 150.2 feet on the northwesterly line and 150.1 feet on the southeasterly line to the 50 foot right-of-way of the Tennessee Central Railroad.

Being the same property conveyed to Charles Hamilton, individual, by Warranty Deed from Aaron Chamberlain and wife, Yvonne Chamberlain, of record in Instrument No. 20010406-0034104, Register's Office for Davidson County, Tennessee.

This is improved property known as 2633 Delk Avenue, Nashville, TN 37208

AND NOW I, THE SAID **ANDRE JOHNSON, TRUSTEE**, FOR THE EXPRESS PURPOSE OF CARRYING OUT THE INTENT OF THIS CONVEYANCE, AS ABOVE SET OUT, DO HEREBY QUITCLAIM AND CONVEY ALL MY RIGHTS, TITLE, AND INTEREST TO **CHARLES HAMILTON AND CLARENCE SUMMEY, EQUALLY, AS TENANTS IN COMMON**, THEIR HEIRS AND ASSIGNS, THE SAME PROPERTY HEREINABOVE DESCRIBED AND SET FORTH, TO WHICH REFERENCE IS HERE MADE, AND SAID PROPERTY IS CONVEYED SUBJECT TO THE SAME LIMITATIONS, RESTRICTIONS, AND ENCUMBRANCES AS MAY AFFECT THE PREMISES, AS ABOVE SET FORTH.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEE AND/OR GRANTOR. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE, THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

Witness my hand (s) this the 11 day of July, 2022.

Charles Hamilton

Andre Johnson, Trustee

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **CHARLES HAMILTON,** the within named grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th day of July 2022.

Notary Public

My Commission Expires: May 7, 2024

CHUKWUDI ECHETEBU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ANDRE JOHNSON,** the within named Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 11th day of July 2022.

Notary Public

My Commission Expires: May 7, 2024

CHUKWUDI ECHETEBU STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY