Karen Johnson Davidson County
Batch# 917575 DEEDQC
09/16/2022 10:12:15 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220916-0103414

Prepared By
James B. Johnson
1300 Division Street, Suite 300
Nashville, Tennessee 37203
(615) 476-2885

Map & Parcel: 070 04 0 093.00

Grantor:

Estate of Sorena R. Street
Lajuanda Street-Harley, Executrix
639 W. Nocturne Drive
Nashville, Tennessee 37207

Grantees:

Patricia Street
Lajuanda Street-Harley
639 W. Nocturne Drive
Nashville, Tennessee 37207

Send Tax Notice to New Owner:

Patricia Street
Lajuanda Street-Harley
639 W. Nocturne Drive
Nashville, Tennessee 37207

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is Ten Dollars and 00/100s $(10.00).

James B Johnson
Affiant

Sworn to and subscribed before me, this 15th day of September 2022.

Latish Person
Notary Public

My Commission Expires: March 3, 2026

LATISH L. PERSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXECUTRIX'S QUITCLAIM DEED

Sorena R. Street died on August 29, 2021, leaving a will dated, October 15, 2020. The will was admitted to probate on July 27, 2022 in the Davidson County Probate Court at Nashville, Tennessee, Docket Number 22P-1017. The Will named Lajuanda Street-Harley as Executrix. The Executrix is duly qualified. All debts of the decedent have been paid.

The Executrix by signing this Deed releases any right the Executrix has to recover this property in the event of subsequent insolvency of this estate. In accordance with the provisions of the will of Sorena R. Street, deceased, the Executrix, Lajuanda Street-Harley, quitclaims to Lajuanda Street-Harley and Patricia Street, as tenants by the entirety, all rights, title and interest in the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee being shown on Lot No. 1 on a plat of boundary survey of lots 18, 19, 20, 21, 46, 47, 48, and part of Tract No. 2, Free Silver Plan, Book 332, Page 46 and part of the property recorded in Book 1910, page 233, Register's Office for Davidson County, Tennessee, and being described according to a copy of a survey by Hickerson-Miller, Engineers-Surveyors, dated October 9, 1958 as follows:

BEGINNING at a point in the southerly margin of Manila Street at the northwest corner of Haynes Heights Subdivision, Section 2 as of record in Book 2331, pages 58 and 59, said Register's Office; thence south 0° 53 minutes west 343.5 feet to an iron pin; thence south 89° 30 minutes west 403.2 feet to an iron pin; thence north 12° 00 minutes east 350 feet to an iron pin in the southerly margin of Manila Street; thence with the southerly margin of same north 89° 07 minutes east 332.3 feet to the point of beginning, containing 2.9 acres, more or less.

Less and Except that portion of the above describe property conveyed by document record in Book 3533, Page 327.

Less and Except that portion of the above describe property conveyed by document record in Book 3537, Page 495.

Being part of the same property conveyed to Harold D. Street and wife, Sorena Roberts Street by Warranty Deed from N.H. Baker and Herschel Greer, recorded on the 18th day of June, 1960 in Book 3075, Page 239, in the Register's Office of Davidson County, Tennessee.

Harold D. Street died on March 9, 2013 and Sorena R. Street was vested in fee simple title to said property as the surviving tenant by the entirety.

AND BEING the same property conveyed to Harold D. Street and Sorena R. Street husband and wife, both deceased, by Trust Deed Release on August 23, 2022, of record as Instrument Number 20220823-0094861 in the Register's Office for Davidson County, Tennessee.

Being the same property commonly known as 639 W. Nocturne Drive, Nashville, Tennessee 37207.

This transfer is by quitclaim and the Executrix makes no warranties about the title.

Witness my hand at Nashville, Tennessee this 15th day of September 2022.

Estate of Sorena R. Street

By: Lajuanda Street-Harley, Executrix

Signature of Executrix: Lajuanda Street Harley, Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, **Latish Person,** a Notary Public of said County and State, LAJUANDA STREET-HARLEY, the within named bargainor, 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.

Lajuanda Street Harley, Executrix
LAJUANDA STREET-HARLEY

Witness my hand, at Office, this 15th day of September 2022.

Latish Person
Notary Public

My Commission Expires: March 3, 2026

LATISH L. PERSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON