Karen Johnson Davidson County
Batch# 945204 DEEDQC
11/28/2022 12:40:53 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221128-0124675

Prepared By:
Judy West
4016 Awe Inspiring Drive
Greenbrier, TN 37073

Send Tax Bill to:
After Recording Return To:
James Dallas West
1004 Harding Trace Court
Nashville, TN 37221

Map + Parcel:
072080204.00

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE
DAVIDSON COUNTY

This indenture, made this 28th day of November, 2022 between the grantor(s),
C. Herschell Watson
3228 Knobview Drive
Nashville, TN 37214
And
Judy Lynn Meadows West
4016 Awe Inspiring Drive
Greenbrier, TN 37073

And the grantee,
James Dallas West
1004 Harding Trace Court
Nashville, TN 37221
Davidson County

KNOW BY ALL PERSONS, that in consideration of the receipt of which is hereby acknowledged, the grantor(s) do hereby quitclaim to the grantee all interest in the following land, situated in the County of Davidson, in the State of Tennessee, to wit:

Tract 1:

Land in Davidson County, Tennessee, being Lot #216 on the Plan of Dalewood, Section III, as of record in Book 1835, Page 20, Register's Office for Davidson County, Tennessee, and described as follows:

BEGINNING at a point in the northerly margin of Berrywood Road, the common corner of Lots #215 and #216; thence with the line between said two lots northeasterly 200.8 feet to a point; thence north 51 degrees 42' west 90 feet to a concrete monument, the common easterly corner of Lots Nos. 216 and 217; thence with the line between said lots westerly 99.2 feet to a concrete monument; thence south 8 degrees 19' west 143.1 feet to a northerly margin of Berrywood Road; thence with the margin of the same easterly along a slight curve, 80.2 feet to the beginning.

Being the same property conveyed to Charles Herschell Watson and Judy Lynn Meadows West, Co-Trustees of the Agnes Bracey West Residuary Trust, created under the Last Will and Testament of Agnes Bracey West dated December 16, 2005, in the Seventh Circuit Court (Probate Division) of Davidson County, Tennessee, Docket Number 05P-1354. Agnes Bracey West having died on July 27, 2005.

Being the same property conveyed to James E. West, and wife, Agnes West, by deed from John S. Storey, and wife, Dorothy J. Storey, of record in Book 3129, Page 131, Register's Office Davidson County, Tennessee. James E. West having died on December 30, 1992

Commonly known as: 2247 Berrywood Road, Nashville, Tennessee 37216

Current Source of Title : 20051228-0155092

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

In witness whereof, the grantor(s) have signed and sealed these presents on the day and year first above written.

Judy Lynn Meadows West C. Herschell Watson Jr.

Signature Signature

Judy Lynn Meadows West C. HERSCHELL WATSON

Print Name Print Name

Co-Trustee Co Trustee

Capacity Capacity

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State with whom I am personally acquainted, and who acknowledged that C. Herschell Watson and Judy Lynn Meadows West executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of November, 2022.

Notary Public

My Commission Expires: 2.9.2025

MATTHEW WILLOUGHBY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILSON

OATH OF CONSIDERATION

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is one and no/100 dollars ($1.00), which amount is equal to or greater than that which the property would command at a fair and voluntary sale.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Judy L West, **Affiant**
Subscribed and sworn before me this the
28 Day of November 2022
A. Hayes, **Deputy Register**

Subscribed and sworn to before me this _____ day of _____, 2022.

_____

Notary Public

My Commission Expires: _____