QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 971739 DEEDQC
02/16/2023 02:58:42 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20230216-0011438

JM-SN-23-1601

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th DAY OF February, 2023.

Notary Public

MY COMMISSION EXPIRES: 7/9/24

(AFFIX SEAL)

DANA DELWORTH NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 07-09-2024

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jeffrey R. Greenberg and Megan Greenberg, husband and wife	**NEW OWNER**	
(NAME)	(NAME)	**094-01-0-422.00**
782 W T Street,		
(ADDRESS)	(ADDRESS)	
Washougal, WA 98671		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **JEFFREY R. GREENBERG, MARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **JEFFREY R. GREENBERG AND MEGAN GREENBERG, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being the Westerly 1/2 of Lot No.189 on the Plan of Edgefield Land Company's First Subdivision of record in Plat Book 57, Page 130, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said Westerly half of Lot No. 189 fronts 40 feet on the Northerly side of Long Avenue and runs back between parallel lines with the Easterly margin of 16th Street 150 feet to an alley.

Being the same property conveyed to Jeffrey R. Greenberg, married of record in 20230216-0011436, Register's Office for Davidson, Tennessee.

The subject property is not the marital residence of the grantors.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **1601 Long Avenue, Nashville, Tennessee 37206-2135**.

Witness my/our hand(s) this the 15 day of Feb, 2023

Jeffrey R. Greenberg

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Witness my hand and official seal, this the 15th of February, 2023.

Notary Public
My Commission Expires: 11-3-2025
(SEAL)



RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Ave.
Nashville, TN 37206