Karen Johnson Davidson County
Batch# 983192 DEEDQC
03/21/2023 02:29:06 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230321-0020489

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

Grantor: Map-Parcel: 81-16-242

The Fifteenth Avenue Baptist Community Development Corporation,
Now known as "The William Franklin Buchanan Community Development Corporation."
4121 Clarksville Pike, Suite 9
Nashville, Tennessee 37218

Send Tax Notice to:

The William Franklin Buchanan Community Development Corporation
4121 Clarksville Pike, Suite 9
Nashville, Tennessee 37218

New Owner
The William Franklin Buchanan Community Development Corporation
4121 Clarksville Pike, Suite 9
Nashville, Tennessee 37218

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 21st day of March 2023.

Gary M. Kellar
Notary Public

My Commission Expires: 11-6-2023

GARY M. KELLAR
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-6-2023

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars and 00/100s ($10.00) the receipt and sufficiency of which is hereby acknowledged, Grantor, The Fifteenth Avenue Baptist Community Development Corporation, now known as "The William Franklin Buchanan Community Development Corporation." has bargained and sold and by these presents do hereby remise, release and forever quitclaim unto The William Franklin Buchanan Community Development Corporation (Grantee), its heirs, successors and assigns, all of the right, title and interest in and to the following described tract of land in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being the Westerly 25 feet of Lot No. 43 on the Plan of McGavock, Wetmore and Others' First Addition to Nashville, called the Town of McGavock, as of record in Book 21, page 23, Register's office for said County.
>
> Said Westerly part of Lot No. 43 fronts 25 feet on the northerly side of Scovel Street and runs back between parallel lines 150 feet, more or less to an alley.
>
> Being the same property conveyed to Dorothy Irene Jones, by deed of record in Book 7862, page 922, said Register's Office; the said Dorothy Jones having since died; the will of Dorothy Irene Jones of record in Docket No. 05P550, Probate Court Clerk's Office devising the subject property to Bomar Jones. Bomar Jones and Bomar L. Jones are one and the same person. (See Affidavit of record as instrument# 200506290074845, said Register Deeds of Office).
>
> Being the same property conveyed by Warranty Deed on June 21, 2005 by Bomar L. Jones to The Fifth Avenue Baptist Community Development Corporation, a non-profit corporation recorded as instrument #20050629-0074846, in the Register's Office for Davidson County, Tennessee.

The property is improved and has an address commonly known as 1026 Scovel Street, Nashville, Tennessee 37208.

This quitclaim has been executed by the attorney for the Grantor:

Witness my hand this 21st day of March 2023.

James B. Johnson

James B. Johnson, Attorney for the Grantor:
The Fifteenth Avenue Baptist Community Development Corporation
Now known as "The William Franklin Buchanan Community Development Corporation."

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Gary M. Kellar, a Notary Public of said County and State, JAMES B. JOHNSON, 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 executed the within instrument for the purposes therein contained.

James B. Johnson
JAMES B. JOHNSON

Witness my hand, at Office, this 21st day of March 2023.

Gary M. Kellar
Notary Public

My Commission Expires: 11-6-2023

