Karen Johnson
Batch # 1079416
12/06/2023 03:27:53 PM
Fees: $57.00 Taxes: $0.00
Davidson County
DEEDQC
11 pgs
20231206-0094443

THIS INSTRUMENT PREPARED BY
W. Warner McNeilly, III, Esq.
Watkins & McNeilly, PLLC
214 Second Ave. North, Suite 300
Nashville, TN 37201-1638

CO-TRUSTEES' QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID #s:
GEORGE A. STREET, JR. 5952 Hitching Post Ln. Nashville, TN 37211	SAME	SEE ATTACHED

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

GEORGE A. STREET, JR.

SUBSCRIBED AND SWORN to before me by GEORGE A. STREET, JR. this 5th day of December, 2023.

W. WARNER MCNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 7, 2025

Notary Public
My Commission Expires: 7/7/25

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), the receipt of which is hereby acknowledged, GORDON W. O'MALLEY AND GEORGE A. STREET, JR., CO-TRUSTEES OF THE O'MALLEY FAMILY TRUST II, GRANTOR, do hereby transfer, convey and quitclaim to GEORGE A. STREET, JR., his heirs and assigns, GRANTEE, all of GRANTOR's right, title and interest in certain real estate in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by reference.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS our hands, this 5th day of December, 2023.

GORDON W. O'MALLEY, CO-TRUSTEES
OF THE O'MALLEY FAMILY TRUST II

Co-Trustee

GEORGE A. STREET, JR., CO-TRUSTEES
OF THE O'MALLEY FAMILY TRUST II

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, GORDON W. O'MALLEY and GEORGE A. STREET, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged themselves to be the Co-Trustees of THE O'MALLEY FAMILY TRUST II and that as such Co-Trustees they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 5th day of December, 2023.

W. WARNER MCNEILLY, III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires July 7, 2025

Notary Public
My Commission Expires: 7/7/25

LIST OF PARCELS

1. Parcel ID: 08203050600, 1028 N. 5th St., Nashville, TN 37207
2. Parcel ID: 07213042900, 1114 Douglas Ave., Nashville, TN 37206
3. Parcel ID: 07214006000, 1155 Cahal Ave., Nashville, TN 37206
4. Parcel ID: 07110011300, 1215 Katie Ave., Nashville, TN 37207
5. Parcel ID: 03413016000, 129 Odette St., Madison, TN 37115
6. Parcel ID: 08303020600, 1403 Riverside Dr., Nashville, TN 37206
7. Parcel ID: 07211042000, 1605 Dorchester Ave., Nashville, TN 37216
8. Parcel ID: 07211041800, 1609 Dorchester Ave., Nashville, TN 37216
9. Parcel ID: 07211041700, 1611 Dorchester Ave., Nashville, TN 37216
10. Parcel ID: 07111007500, 1701 Meridian St., Nashville, TN 37207
11. Parcel ID: 07216000800, 1712 Porter Rd., Nashville, TN 37206
12. Parcel ID: 11907013400, 2 Whitsett Rd., Nashville, TN 37210
13. Parcel ID: 07107011800, 205 Prince Ave., Nashville, TN 37207
14. Parcel ID: 04309015200, 220 Cumberland Ave., Madison, TN 37115
15. Parcel ID: 07211010600, 2433 Branch St., Nashville, TN 37216
16. Parcel ID: 11901034800, 335 Oriel Dr., Nashville, TN 37210
17. Parcel ID: 07101003400, 526 Yokley Rd., Nashville, TN 37207
18. Parcel ID: 06301000802, 612 Nawakwa Trl., Madison, TN 37115

EXHIBIT A

1. Parcel ID: 08203050600 1028 N. 5th St., Nashville, TN 37207

Land in Davidson County, Tennessee, being the northerly one-half of Lot No. 5 on the Plan of A.W. Will's Addition to Northeast Nashville, of record in Book 57, Page 82, Register's Office for said County.

Said property fronts 37.5 feet, erroneously referred to on a prior deed as 37.2 feet in the Westerly margin of North 5th Street and extends back between parallel lines 165 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

2. Parcel ID: 07213042900
1114 Douglas Ave., Nashville, TN 37206

BEING Lot No. 19, on the Plan of the Baptist Church Subdivision of Block B and C of the Young Wilhoite's Plan of the Douglas Property, of record in Book 421, Page 155, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

3. Parcel ID: 07214003000 1155 Cahal Ave., Nashville, TN 37206

Land in Davidson County, Tennessee, being part of Lot No. 1 on the Plan of the Cahal Land, as of record in Book 57, Page 150, Register's Office for said County; described as follows:

BEGINNING on the northerly margin of Cahal Avenue 70 feet westwardly along a radial line as measured from a point in the center line of the Louisville & Nashville Railroad, and running thence with the northerly margin of said Cahal Avenue westwardly 56 feet; thence northerly and parallel with the Louisville and Nashville Railroad, 272.8 feet to a stake, said stake being 70 feet as measured along a radial line of said Railroad; thence in a southerly direction and parallel with said Railroad, 273.2 feet to the beginning.

Said Lot No. 22 fronts 50 feet on the south side of Maxey Avenue (now known as McGavock Pike), and runs back between parallel lines, 200 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

4. Parcel ID: 07110011300 1215 Katie Ave., Nashville, TN 37207

BEING Lot 20, on the Plan of the W. G. Bush Tract, of record in Book 421, page 24, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

5. Parcel ID: 03413016000 129 Odette St., Madison, TN 37115

Land in Davidson County, Tennessee, Lot No. 26, Block C, on the Plan of East Lawn Subdivision of record in Book 547, Pages 153 & 154, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

6. Parcel ID: 08303020600
1403 Riverside Dr., Nashville, TN 37206

Land in Davidson County, Tennessee, being the northerly 40 feet of Lot No. 6 and the southerly 10 feet of Lot No. 7 on the Plan of Mrs. Minnie E. Martin's Subdivision, as of record in Book 547, page 137, Register's Office for said County.

Said parts of Lots Nos. 6 and 7 front together 50 feet on the easterly side of Riverside Boulevard and run back between parallel lines 193.75 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

7. Parcel ID: 07211042000
1605 Dorchester Ave., Nashville, TN 37216

Land in Davidson County, Tennessee, being Lot No. 231 on the Map of Subdivision of Water's Place on Maxey Lane, as of record in Book 332, pages 136 and 137, Register's Office for said County.

Said Lot No. 231 fronts fifty feet on the northerly side of Dorchester Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

8. Parcel ID: 07211041800
1609 Dorchester Ave., Nashville, TN 37216

Being Lot No. 229 on the Plan of the Map of the Subdivision of Water's Place on Maxey Lane, of record in Book 332, page 137, Register's Office for Davidson County, Tennessee.

Said Lot fronts 50 feet on the northerly side of Dorchester Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

9. Parcel ID: 07211041700
1611 Dorchester Ave., Nashville, TN 37216

LAND in Davidson County, Tennessee, being Lot No. 228 on the plan of Water's Place Subdivision on Maxey Lane, as of record in Book 332, pages 136 and 137, Register's Office for said County.

SAID Lot No. 228 fronts fifty feet on the northerly side of Dorchester Avenue and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

10. Parcel ID: 07111007500 1701 Meridian St., Nashville, TN 37207

LAND near Nashville, in Davidson County, Tennessee, being the Southerly 50 feet of the Westerly 160 feet of Lot No. 3 on the Map of the Subdivision of Lot No. 6 of the William White Heirs' Property, of record in Book 332, Page 78, Register's Office for Davidson County, Tennessee.

SAID part of Lot No. 3 fronts 50 feet on the Easterly side of Meridian Street and runs back between parallel lines with the Northerly margin of Edith Street 160 feet to a dead line.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

11. Parcel ID: 07216000800 1712 Porter Rd., Nashville, TN 37206

Being part of Lot 44 of the Riverside Drive Subdivision of record in Book 974, pages 60 and 61, Register's Office for Davidson County, Tennessee.

Said part of Lot No. 44 fronts 55.0 feet, more or less, on the northerly side of Porter Road and runs back between lines 190.0 feet on the easterly line and 212.7 feet on the westerly line to a dead line and measures 50 feet thereon.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

12. Parcel ID: 11907013400 2 Whitsett Rd., Nashville, TN 37210

Being Lot Number 27 on the plan of Section One, Rosewood Estates of record in Plat Book 4955, Page 29, Register's Office for Davidson County, Tennessee, Tennessee, to which reference is hereby made for a more complete description.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

13. Parcel ID: 07107011800 205 Prince Ave., Nashville, TN 37207

LAND in Davidson County, Tennessee, being the easterly 45 feet of the westerly 50 feet of the southerly 111.5 feet of Lot No. 41 on the Map of J.P. Haynie's Oriental Subdivision, as of record in Book 161, Pages 26 and 27, Register's Office for said County.

Said part of Lot No. 41 fronts 45 feet on the northerly side of Prince Street and runs back between parallel lines 111.5 feet to a dead line.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

14. Parcel ID: 04309015200
220 Cumberland Ave., Madison, TN 37115

Land in Davidson County, Tennessee, being Lot No. 41 & 42 of Block "C" on the Plan of Woodlawn Estates, of record in Book 843, Page 82, said Register's Office for said County to which plat reference is hereby made for a more complete and accurate description. Said lots were joined as one parcel prior to the year 1949 and it is now known solely as Lot 42.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

15. Parcel ID: 07211010600 2433 Branch St., Nashville, TN 37216

Being the southerly 45 feet of lot No. 7 and the northerly 10 feet of lot No. 8 on the Plan of J. R. Henderson's Subdivision, not of record described as follows:

Beginning on the westerly margin of Branch, formerly McKinney Avenue at the Southeast corner of the property conveyed to James Smiley and wife by deed from William O. Lee, Trustee, of record in book 2964, page 335, Register's Office for said County; thence with the southerly line of said Smiley property, westwardly 213.6 feet; thence southwardly 55 feet to the northwest corner of the property conveyed to Lillie Pryor by deed from Bettie M. Way, of record in book 2875, page 584, said Register's Office; thence with the northerly line of said Pryor property eastwardly 213.6 feet to the westerly margin of Branch Avenue; thence with said Avenue, northwardly 55 feet to the beginning.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

16. Parcel ID: 11901034800 335 Oriel Dr., Nashville, TN 37210

BEING Lot No. 42 on the Plan of W. G. Thuss Addition to Nolensville Pike, of record in Book 332, Page 149, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

17. Parcel ID: 07101003400 526 Yokley Rd., Nashville, TN 37207

BEING Lot No. 4 on the Map of Hardie Yokley Subdivision not of record, described according to a survey made by ZJ Wilkinson, Surveyor, on February 19, 1949 as follows:

BEGINNING on the Southerly margin of Yokley Drive at the Northwest corner of Lot No. 5, conveyed to LC Smith by deed from Hardie Yokley and wife, of record in Book 1759, Page 490, Register's Office for said county, said point being 599 feet West of intersecting Yokley Drive with Old Matthews Road (Natchez Trail); thence with the tine between Lots 4 and 5 South 8 degrees West 150 feet; thence North 82 degrees West 50 feet to the Southeast corner of Lot No. 3; thence with the common line between Lois 3 and 4 North 8 degrees East to the Southerly margin of Yokley Drive, thence with said Drive, Eastward 50 feet to the point of beginning.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.

18. Parcel ID: 06301000802 612 Nawakwa Trl., Madison, TN 37115

Land in the 11th, formerly 19th Civil District of Davidson County, Tennessee, being the westerly one-half of lot No. 5 on the unrecorded plan of part of the L. J. Gee Estate, described according to a survey made by. Norris H. Hickerson, surveyor, October 3, 1946, as follows:

Beginning on the northerly margin of Nawakwa Trail, 684 feet east of the northeast corner of Nawakwa Trail and Neely's Bend Road, said beginning point being the corner of lots 4 and 5 in said unrecorded plan; thence with the line between said two lots northwardly 300 feet to an iron pin, thence eastwardly 75 feet to a point; thence southwardly and parallel to the line between said lots Nos. 4 and 5, 300 feet to a point in the northerly margin of Nawakwa Trail; thence with the northerly margin of said Nawakwa Trail westwardly 75 feet to the point of beginning.

Being the same property conveyed to Gordon W. O'Malley and George A. Street, Jr., Co-Trustees of the O'Malley Family Trust II by deed of record in instrument number 20170811-0082751, R.O.D.C.