From
Linda Burroughs

TO

Robert Greene, Trustee

From
Robert Greene, Trustee

AND

TO

Linda Burroughs, a Life Estate Remainder in fee simple in John Graves, Ariana Graves and Carol P. Graves

QUITCLAIM DEED

Linda Burroughs, et. al.

Name & Address of Property Owner

2411 Lloyd Avenue

Street Address or Route Number

Nashville, **TN** **37218**

City State P.O. Zip Map-Parcel No.
70-9-74

Name & Address of Person or Entity Responsible for Payment of Real Property Taxes
Linda Burroughs

Street Address
2409 Lloyd Avenue

City State P.O. Zip
Nashville, Tennessee 37218

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS **$ 0.00**

Linda Burroughs
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE _____ DAY OF October 2023.

NOTARY PUBLIC

My Commission Expires: __

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0 Robert Greene **, Affiant**
Subscribed and sworn before me this the 8 Day of December, 2023
J. Rivera **, Deputy Register**

Karen Johnson Davidson County
Batch # 1079999 DEEDQC
12/08/2023 09:54:42 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20231208-0094852

FOR AND IN CONSIDERATION of love and affection and no monetary consideration and for the express purpose of creating **a Life Estate in Linda Burroughs and Remainder in fee simple in John Graves, Ariana Graves and Carol P. Graves I, Linda Burroughs by** these presents do hereby quitclaim all my right, title and interest unto **Robert Greene, Trustee,** his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lots 32 and 33 on the Map showing the Subdivision called Bordeaxmont, being a subdivision of the J. E. Curtis Land, not of record, and described according to a loan survey made by T.R. Sanford, Surveyor, May 15, 1959, as follows:

Beginning at a point in the southeasterly margin of Valley Avenue at the common corner of Lots 31 and 32, said point being 676 ½ feet, more or less southwesterly from the southeasterly corner of the intersection of said Valley Avenue and Curtis Street; thence with the line between said two lots, southeasterly 270 feet, more or less to a point in the northwesterly line of Lot No. 38; thence with the line between said lots 32 and 33 and Lots Nos. 38,39 and 40 southwesterly 246 feet more of less , to a point,; thence along the southwesterly line of Lot No. 33, North 48 ¼ West 249.25 feet , to a point in the southeasterly margin of said Valley Avenue; thence with the margin of the same, northeasterly, 200 feet to the point of beginning.

Being the same property conveyed to Linda Burroughs and James W. Graves by Quitclaim Deed from Robert Greene, Trustee of record as Instrument No. 20190613-0056937, Register's Office for Davidson County, Tennessee. The said James W. Graves having since died.

The above description is the same as the last recorded deed, and no warranty is made as to the accuracy thereof.

This is improved property known as 2214 Valley Avenue, Nashville, Tennessee 37218

And now, I, the said **Robert Greene, Trustee,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey all my right, title and interest unto **Linda Burroughs, a life estate and remainder in fee simple in John Graves, Ariana Graves and Carol P. Graves** their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made.

IN WITNESS WHEREOF we have hereunto set our hands on the 28th **day October 2023.**

Linda Burroughs

Robert Greene, Trustee

STATE OF TENNESSEEE)
COUNTY OF DAVIDSON)

Personally, appeared before me the undersigned, a Notary Public in, and for said County and State, the within named, **Linda Burroughs the** 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.

Witness my hand and official seal at Nashville, Tennessee this 28th day of October 2023.

NOTARY PUBLIC

My Commission Expires: 11-3-25

ROBERT GREENE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 11-3-2025

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally, appeared before me the undersigned, a Notary Public in and for said County and State, the within named, **Robert Greene, Trustee**, the 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.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of October 2023.

NOTARY PUBLIC

My Commission Expires: 2-24-26

MONICA LOUISE PRUITT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

This Instrument Prepared With Information Provided By the Parties By:

Robert Greene, Attorney
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