QUITCLAIM DEED

Karen Johnson
Batch # 1085131
12/22/2023 12:47:39 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20231222-0098876

AJ-QCD-23-1352

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 December, 2023.

Notary Public

MY COMMISSION EXPIRES: 09.07.2026

(AFFIX SEAL)

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON

THIS INSTRUMENT WAS PREPARED BY (and please return to):

Rudy & Partners, PLLC
2012 21st Ave S
Nashville, TN, 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Anne S. Whitacre	**Anne S. Whitacre**	
(NAME)	(NAME)	**06116012500**
1352 Greenland Ave	**1352 Greenland Ave**	
(ADDRESS)	(ADDRESS)	
Nashville, TN, 37216	**Nashville, TN, 37216**	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Anne S. Whitacre,** hereinafter called the Grantor, by these presents does hereby convey, assign, and quitclaim unto **Anne S. Whitacre,** hereinafter called the Grantee, her 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 Lot No. 14 of Block E on the Map of Greenland Estates, of record in Book 974, Page 13, Register's Office for said County.

SAID Lot No. 14 fronts 50.feet on the southwesterly side of Greenland Avenue and runs back between lines, 255.5 feet on the northwesterly line and 248.6 feet on the southwesterly line, to a dead line in the rear, measuring 50.5 feet thereon.

Being the same property conveyed to **Betty J. Whitacre and Anne S. Whitacre** as tenants in common with right of survivorship, by Quitclaim Deed, from **Anne S. Whitacre**, of record in Instrument No. **20151216-0126248,** Register's Office for Davidson County, Tennessee, and of reference in Scrivener's Affidavit in Instrument No. **20151223-0129153**, Register's Office for Davidson County, Tennessee. The said Betty J. Whitacre having since passed November 13, 2023, by operation of law, title vested in Anne S. Whitacre as the sole remaining tenant in common with right of survivorship.

This Instrument was prepared with information supplied by the Grantee. 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: **1352 Greenland Avenue, Nashville, Tennessee, 37216**.

Witness my hand this the 1st day of December, 2023.

Anne S. Whitacre

Anne S. Whitacre

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Anne S. Whitacre**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged the within instrument was executed for the purposes therein contained.

Witness my hand and official seal, this the 1st day of December, 2023.

Notary Public

My Commission Expires: 09.07.2026

STEPHEN DRUMMOND
TENNESSEE NOTARY PUBLIC
My Comm Exp. September 07, 2026
COUNTY OF DAVIDSON