Karen Johnson Davidson County
Batch # 1094172 DEEDQC
01/25/2024 03:08:12 PM 3 pgs
Fees: $17.00 Taxes: $0.00

20240125-0005248

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is

$ 0 , Affiant

Subscribed and sworn before me this the 25 Day of January, 2024.

Brodi Weis , Deputy Register

This Instrument Prepared By:
Law Office of Susan T. Jones
P.O. Box 281701
Nashville, TN 37228

QUIT CLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Dona Fay Allen **1022 N. 7th Street** **Nashville, TN 37207**	**Same**	**082 04 0 150.00**

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Gayal Allen Johnson, a single woman, Harry Leon Allen, II, a married man, and Dona Fay Allen, a single woman,** (Collectively the "Grantors"), who own interest in a certain improved real property at **1022 N. 7th Street, Nashville, Tennessee**, in Davidson County, as hereinafter further described, hereby sell(s), remise(s), convey(s), and quit claim(s) said improved real property unto **Dona Fay Allen** ("Grantee") in fee simple. Said property is further described as:

Being lot No. 23 in A.W. Will's Addition to East Nashville, a plan of which is of record in Book 57, page 82, Register's Office for said County. Said lot No. 23 fronts 50 feet on the westerly side of North 7th Street, and extends back between parallel lines 165 feet to an alley.

Being the same property conveyed to Aaron Bolton and wife, Jennie Bolton by deed from J. J. Thacker and wife, Eliza J. Thacker of record in Book 529, page 73, Register's Office for Davidson County, Tennessee, the said Aaron Bolton and wife, Jennie Bolton having since died intestate in Davidson County, Tennessee.

Being the same property conveyed by Leona Cohn, Daisy Green, John Ernest Bolton, James Harry Bolton, and Elizabeth Robertson Brown, being all the surviving heirs at late to the late Aaron Bolton and Jennie Bolton to Howard Tears and Maggie Tears, in warranty deed, which is recorded in Book 3133, page 5371, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Gayal Allen Johnson, Harry Leon Allen, II, and Dona Fay Allen, by Affidavit of Heirship on September 28, 2023, recorded with the Register's Office for Davidson County, Tennessee as instrument number 20230928-0076155.

This conveyance is made subject to all restrictive covenants, easements, and setback lines, limitations, restrictions and encumbrances that are applicable to above-described property.

This is improved property known as 1022 N. 7th Street, Nashville, Tennessee 37207.

The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey. The actual consideration or true value, whichever is greater, for this transfer is $_____0_____.

2nd IN TESTIMONY WHEREOF and WITNESS my hand I/we have executed this instrument the 2nd day of January, 2024.

Gayal Allen Johnson
GAYAL ALLEN JOHNSON

S. TUCKER JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said State and County, the within named **GAYAL ALLEN JOHNSON, the grantor with** whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledge that s/he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 2nd day of January, 2024.

S. Tucker Jones
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-5-25

5th IN TESTIMONY WHEREOF and WITNESS my hand I/we have executed this instrument the 5th day of January, 2024.

Harry Leon Allen Jr.
HARRY LEON ALLEN, II

S. TUCKER JONES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said State and County, the within named **HARRY LEON ALLEN, II,** the grantor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledge that s/he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 5th day of January, 2024.

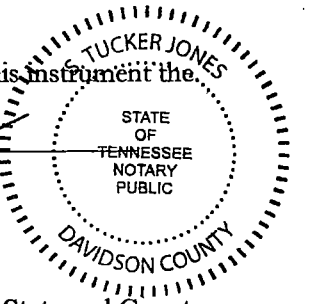
S. Tucker Jones
NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-5-25

IN TESTIMONY WHEREOF and WITNESS my hand I/we have executed this instrument the 5th day of January, 2024.

Dona Fay Allen

DONA FAY ALLEN



STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said State and County, the within named **DONA FAY ALLEN**, the grantor with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledge that s/he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 5th day of January, 2024.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5-5-25