Name and Address of New Owner:
Yashica D. Green
2714 Old Buena Vista Road
Nashville, TN 37218

Karen Johnson Davidson County
Batch# 1128010 DEEDQC
04/29/2024 09:17:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240429-0030703

Send Tax Bills To:
Yashica D. Green
2714 Old Buena Vista Road
Nashville, TN 37218

This Instrument Prepared By:

Tennessee Title Service, LLC
547 N Mt Juliet Rd
100
Mt. Juliet, TN 37122

Map & Parcel No: 070-02-0-095.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and legal sufficiency of which are hereby irrevocably acknowledged, **Algenoid C. Chamberlain,** "the Grantor," convey and quitclaim unto **Yashica D. Green,** "the Grantee," all his interest in the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Final Plat of The Michael Gray Property of record in Plat Book 7900, Page 715, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.
>
> Being the same property conveyed to Yashica D. Green, married by Special Warranty Deed from Vanderbilt Mortgage and Finance, Inc of record in Instrument No. 20110819-0064377 Register's Office for Davidson County, Tennessee, dated August 16, 2011 and recorded on August 19, 2011.
>
> FOR INFORMATIONAL PURPOSES ONLY: Being also known as 2714 Old Buena Vista Rd Nashville, TN 37218.

Grantor covenant that they are lawfully seized and possessed of said real estate, have good right and lawful authority to convey the same, that the title thereto is clear, free and unencumbered (except as hereinbefore specifically set out).

GRANTOR, BY EXECUTION OF THIS QUITCLAIM DEED, AND GRANTEE, BY ACCEPTANCE OF AND/OR FILING OF THIS QUITCLAIM DEED, HEREBY ACKNOWLEDGE THAT THIS DEED WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES INVOLVED, AND PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR ACCURACY OF THE LEGAL DESCRIPTION HEREIN AND THAT NO TITLE INSURANCE IS BEING PROVIDED.

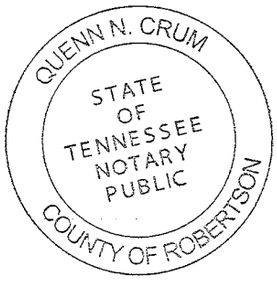
IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on the 22nd day of April, 2024.

Algenoid C Chamberlain (SEAL)
Algenoid C. Chamberlain

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 22nd day of April, 2024, before me personally appeared Algenoid C. Chamberlain, to me known to be the person (or persons) described in and who executed the foregoing instrument, and acknowledged that such person (or persons) executed the same as such person's (or persons') free act and deed.

Witness my hand, at office, this 22nd day of April, 2024.



Notary Signature
My commission expires: 1/31/2027

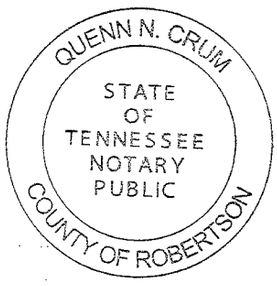
AFFIDAVIT OF VALUE

The undersigned hereby offers this instrument for recording within the meaning of the statutes of the State of Tennessee under Tenn. Code Ann. Section 67-4-409, and hereby swears and affirms that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ **0.00 (zero)**, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Algenoid C Chamberlain
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this 22nd day of April, 2024.



Notary Signature
My commission expires: 1/31/2027

202404290030703

Certificate of Authenticity

I, Joshua A. Terry, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 4/26/24.

Affiant Signature – Joshua A. Terry

4/26/24

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before on 4/26/24.

Notary Public

KATHLEEN WILLIAMS
TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 5-10-27