Address New Owner:	Map-Parcel Numbers:	Send Tax Bills To:
Rebecca Whitworth and Thomas Whitworth, Co-Trustees 2906A Woodlawn Drive Nashville, TN 37215	**119 01 0 280.00**	**SAME**
This instrument prepared by: Carter Shelton Jones, PLC 2021 Richard Jones Road, Suite 240, Nashville, TN 37215		

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Thomas Wayne Whitworth and Rebecca Clark Whitworth, husband and wife, as tenants by the entirety** (the "Grantors"), by these present hereby transfer, assign, and quitclaim to **Rebecca Whitworth and Wayne Whitworth, Co-Trustees of the Whitworth Family Living Trust dated December 19, 2023** (the "Grantees"), Grantees' successors and assigns, all of Grantors' right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **327 Rose Street, Nashville, TN 37210.**

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Karen Johnson Davidson County
Batch # 1147674 DEEDQC
06/17/2024 08:42:19 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20240617-0044872

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration of this transfer is $-00-.

Affiant

Subscribed and sworn to before me this 14th day of June, 2024.

Notary Public

My Commission Expires: 3/6/24

WARNER JONES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Grantors and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Warner Jones or Carter Shelton Jones, PLC perform a title examination; and that neither Warner Jones nor Carter Shelton Jones, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

Tennessee Code Annotated § 35-15-510 shall apply to the Property and/or the proceeds (as that term is defined in such section) from the Property.

IN WITNESS WHEREOF, the Grantors have executed this Quitclaim Deed this 14th day of January, 2024.

Thomas Wayne Whitworth

THOMAS WAYNE WHITWORTH

Rebecca Whitworth

REBECCA CLARK WHITWORTH

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 **Thomas Wayne Whitworth and Rebecca Clark Whitworth**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, on this the 14 day of January, 2024.

WARNER JONES STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Notary Public

My Commission Expires:
3/6/24

EXHIBIT A

(Legal Description of the Property)

Being Lot Number 1 on the Plat of Subdivision of the East Part of Mrs. Gray's Property made September 24, 1929 by W. B. Southgate, Surveyor, not of record.

Said Lot Number 1 fronts 50 feet on the Southerly side of Rose Avenue and runs back between parallel lines 166 feet to a dead line, said Lot Number 1 running back with the Westerly Margin of Wickson Avenue, said Lot is part of Lot 35 on the Map of Cumberland Nurseries Subdivision, as of record in Book 161, page 112, Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Thomas Wayne Whitworth and Rebecca Clark Whitworth, husband and wife (as tenants by the entirety) from Clear Blue Equity, LLC, a Tennessee limited liability company, by warranty deed filed for record on April 29, 2022, Instrument Number 20220429-0049922, as of record in the Register's Office for Davidson County, Tennessee.