This instrument was prepared by:
Asa A. Woodard
104 Canton Ct. Goodlettsville, TN 37072
Asa A. Woodard

Once recorded, return to:
John W. Henry
1732 Arthur Ave
Nashville, TN 37208

ASA A. WOODARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Karen Johnson
Batch # 1156355
07/10/2024 11:46:09 AM
Fees: $22.00 Taxes: $0.00

Davidson County
DEEDQC
4 pgs

This Space for Recorc

20240710-0051716

Tennessee Quitclaim Deed

State of Tennessee, County of Davidson

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Zero US Dollars ($ 0) in hand, paid to Eddie L. Henry A Eddie L. Henry, married individual with an address of 2103 Buchanan Street Nashville, TN 37208 (the "Grantor" or "Grantors"), does/do hereby remise, release, and forever quit claim to John W. Henry John W. Henry, married individual with an address of 2103 Buchanan Street Nashville, TN 37208 (the "Grantee" or Grantees") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to wit:

A complete legal description of the real property being conveyed by this instrument is attached hereto on page 4 as EXHIBIT A.

Tax Parcel ID Number 081 11 0.031.00

The property identified herein ☐ is **-OR-** ☑ is not registered as the homestead of the Grantor(s).

Until amended, tax information shall be sent to:

Name: Eddie L. Henry

Address: 1732 Arthur Ave Nashville, TN 37208

TAI

Sign page
Marcus Henry <marcushenry56@yahoo.com>
Mon 7/8/2024 12:59 PM
To:The UPS Store #2975 <store2975@theupsstore.com>

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 10 **Day of** July, 2024.
, Deputy Register

TENNESSEE QUITCLAIM DEED

This Deed, made the 3rd day of July, 2024 between Eddie Henry (Grantor), with address at 2103 Buchanan street Nashville, TN 37208 party of the first part, and John Henry (Grantee), with address at 2103 Buchanan Street Nashville, TN 37208, party of the second part:

For and in consideration of 0 $, lawful money of the United States, paid by the Grantee, the Grantor hereby quitclaims to the Grantee all its interest in the following real property:

2103 Buchanan street
Nashville, TN 37208

(Description of Property and Recital of Title)

together with the appurtenances and all the estate and rights of the Grantor in and to the said real property.

To have and to hold the real property herein granted unto the Grantee, and assigns forever.

In witness whereof, the Grantor has hereunto set its hand and seal the day and year first above written.

Eddie Henry
Grantor's Signature

EDDIE HENRY
Grantor's Name

John W. Henry
Grantee's Signature

JOHN W. HENRY
Grantee's Name

In the presence of:

Witness's Signature
7-3-24

Witness's Signature
7-3-24

Source of Title BOOK 6674 PAGE 338

ADDRESS NEW OWNER(S) AS FOLLOWS	SEND TAX BILLS TO	MAP-PARCEL NUMBER
Eddie Henry (NAME)	(NAME)	
174 Baker Road (STREET ADDRESS OR ROUTE NUMBER)	same (STREET ADDRESS)	81-11031 field number 2W-24447
Goodlettsville, Tn. 37072 (CITY) (STATE) (ZIP CODE)	(CITY) (STATE) (ZIP CODE)	

WARRANTY DEED

For and in consideration of the sum of Five hundred and 00/100 ($500.00) DOLLARS

and other good and valuable consideration the receipt of which is hereby acknowledged, Hattie M. Britton, unmarried

have bargained and sold, and by these presents do transfer and convey unto the said Eddie Henry

the GRANTEES herein, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

DESCRIPTION:

Land in Davidson County, Tennessee being a part of Lots Nos. 273 and 274, of the J. M., T. J., and G. W. Harding Plan of Lots as of record in Book 21, page 80, Register's Office for said County, and described according to a survey made by Cantrell, Connell & Morrison Engineers, dated July 9, 1958, as follows:

BEGINNING at an iron pin on the southerly margin of Buchanan Street said pin being 46.5 feet westerly from the west margin of 21st Avenue North; thence southerly 100 feet to an iron pin; thence westerly 54.7 feet to an iron pin; thence northerly 98.9 feet to a cedar post on the margin of Buchanan Street, thence easterly 46.5 feet with said margin to the point of beginning.

Being the same property conveyed to Hattie M. Britton, by deed of record in Book 2800, page 351, and by divorce decree under dockett No. 37946, and recorded in Book 3505, page 463, Register's Office of Davidson County, Tennessee.

4 1 9 2 5 IDENTIFICATION REFERENCE

OCT 4 9 55 AM '85 FILED & RECORDED REGISTER DAVIDSON CO. TN

MAIL TAX

unimproved (X)
This is improved ( ) property, known as 2103 Buchanan Street (House Number) (Street)
Nashville, TN (P. O. Address) (City or Town) 37208 (Zip Code)

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 30th day of September, 19 85.

Hattie M. Britton, unmarried

TENNESSEE NOTARY ACKNOWLEDGMENT

State of Tennessee
County of Davidson

On this July 31st, 2024, before me personally appeared John W. Henry to me known to be the person(s) described in and who executed the foregoing Eddie L. Henry instrument, and acknowledged that such person(s) executed the same as such person's free act and deed.

WITNESS my hand and seal, at office in Nashville, Tennessee this _____.

(Seal)

ASA A. WOODARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Asa A. Woodard
Notary Public

My Commission Expires: October 4th, 2027