Karen Johnson
Batch # 1166855
08/06/2024 08:20:12 AM
Fees: $12.00 Taxes: $0.00
Davidson County
DEEDQC
2 pgs
20240806-0059712

This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
DAVID KENNEDY, JR., ATTORNEY AT LAW
3052 Lebanon Road, Nashville, TN 37214 / PH: (615) 883-4998

ADDRESS NEW OWNER:
Debra A. Bullington
213 Dedham Drive
Nashville, TN 37214

SEND TAX BILLS:
Same

MORTGAGEE
None

MAP & PARCEL:
85-7 57

QUITCLAIM DEED

FOR AND IN CONSIDERATION of TEN DOLLARS ($10.00) and other good and valuable consideration, between Grantor and Grantee, the receipt and sufficiency of which is hereby acknowledged, we, **Robert D. Bullington, Jr. and Ronald D. Bullington,** hereinafter called the Grantors, have bargained and sold, and by these presents do quitclaim and convey unto **Debra A. Bullington**, a single woman, hereinafter called the Grantee, her heirs and assigns, all of my right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to wit:

> Being Lot No. 206 on the Plan of Stanford Country Club Estates, Section IV, as of record in Book 2900, pages 83 and 84, Register's Office for said county.
>
> Said Lot No. 206 fronts 92.70 feet on the north side of Dedham Drive, and extends back 140 feet on the east line and 139.5 feet on the westerly line to a dead line and measures 84.6 feet thereon.
>
> Being part of the same property conveyed to Robert D. Bullington and wife, Patricia Ann Bullington by Warranty Deed from Arlin L. McRae and wife, Norma Jean McRae, dated March 2, 1973 and filed in Book 4686, page 412, said Register's Office. The said Robert D. Bullington having died on September 12, 2020, with the title being vested in surviving tenant by the entirety Patricia Ann Bullington having died on January 7, 2024. Grantors and Grantee are the only surviving heirs of Patricia Ann Bullington.

This conveyance is made subject to all restrictions, easements, zoning and planning ordinances, and health department regulations that may affect the premises.

This is unimproved real property known as: 213 Dedham Drive, Nashville, Davidson County, Tennessee, 37214.

WITNESS my hand this the 1st day of August, 2024.

Robert D. Bullington, Jr.
ROBERT D. BULLINGTON, JR.

Ronald D. Bullington
RONALD D. BULLINGTON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **ROBERT D. BULLINGTON, JR. and RONALD D. BULLINGTON**, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 1st day of August, 2024.

Linda Schreiner
NOTARY PUBLIC

LINDA SCHREINER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 01/06/2025

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $NONE.

Affiant
AFFIANT

Subscribed and sworn to before me this 1st day of August, 2024.

Linda Schreiner
NOTARY PUBLIC

LINDA SCHREINER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 01/06/2025