This Instrument Prepared by:
JACOB T. THORINGTON
109 Jennings Street
Franklin, TN 37064

Karen Johnson Davidson County
Batch # 1168387 DEEDQC
08/13/2024 10:15:51 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240813-0061050

The actual consideration or value whichever is greater for this transfer is $ -0- .

AFFIANT

STATE OF TENNESSEE

COUNTY OF Davidson

Sworn to and subscribed before me

this 12 day of August 2024.

KRISTIN DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NOTARY PUBLIC

My Commission Expires: 9-2-24

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NO.**
Same 1921 Moran Avenue, Nashville, TN 37216 Gregory L. Mabry	Same	073-05-0-038.00

FOR AND IN CONSIDERATION of a Final Decree of Divorce entered in the FOURTH CIRCUIT COURT FOR DAVIDSON COUNTY, TENNESSEE, I, Brittany Lee Lassiter, by these presents do hereby quitclaim and convey unto Gregory L. Mabry, to his heirs, successors and assigns, all my right, title and interest in and to a certain tract or parcel of land in DAVIDSON County, Tennessee as follows:

BEING Lot No. 31 on the Plan of Virginia Manor of record in Plat Book 1835, Page 22, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

SAID Lot No. 31 fronts 70 feet on the Northerly side of Moran Drive and runs back between lines 148.7 feet on the Easterly line and 151.5 feet on the westerly line, to a dead line in the rear, on which it measures 85 feet.

BEING the same property conveyed to Gregory L. Mabry, and unmarried man by Warranty deed from Rebecca Broughton and Stephen Adnrew Coppola, Wife and Husband, in instrument No. 20170726-0075473 Register's Office for Davidson County, Tennessee dated July 21, 2017, and recorded on July 26, 2017.

THIS is improved property known as 1921 Moran Avenue, Nashville, Tennessee 37216.

SAID property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

THE said Gregory Lee Mabry and Gregory L. Mabry being one and the same person.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION FURNISHED BY THE GRANTEE HEREIN. THERE HAS BEEN NO TITLE SEARCH TO DETERMINE OWNERSHIP OR STATUS OF TITLE.

Witness my hand this 12 day of August, 2024.

Brittany Lassiter

BRITTANY LEE LASSITER

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 bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, TN, Tennessee, this 12 day of August, 2024.

KRISTIN DISSER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

NOTARY PUBLIC

My Commission Expires: 9-2-24