Karen Johnson
Batch # 1194985
10/17/2024 11:01:36 AM
Fees: $17.00 Taxes: $0.00

Davidson County
DEEDQC
3 pgs

20241017-0080576

Prepared By:
James B. Johnson
Attorney at Law
1300 Division Street, Suite 300
Nashville, Tennessee 37203
(615) 476-2885

Grantors:

Map: 105 03 0; Parcel: 092.00

Daniel Murray
Lynn Murray
Maxcy L. Christmas
Stephanie Murray
Vicki Andrews
1703 Seyburn Street
Detroit, MI 47214

Send Tax Notice to:

Deloris B. Roberts
1079 2nd Avenue South
Nashville, Tennessee 37210

New Owner:

Deloris B. Roberts
1079 2nd Avenue South
Nashville, Tennessee 37210

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration for this transfer is Ten Dollars and 00/100s $(10.00).

James B Johnson

Affiant

Sworn to and subscribed before me, this 17th day of October 2024.

Notary Public

TILLMAN W PAYNE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 11/6/24

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten Dollars and 00/100s ($10.00) the receipt and sufficiency of which is hereby acknowledged, Grantors, Daniel Murray, Lynn Murray, Maxcy Christmas, Stephanie Murray and Vicki Andrews has bargained and sold and by these presents do hereby remise, release and forever quitclaim unto Deloris B. Roberts (Grantee), her heirs, successors and assigns, all of the right, title and interest owned by the Grantors in and to the following described tract of land in Davidson County, Tennessee:

Being Lot No. 27 and the southerly 16 feet of Lot No. 26 in Paul's Elysian Grove plan of lots, as of record in Plan Book 1, page 134 of the Chancery Court, at Nashville, Tenn. Said lot No. 27 and the southerly part of Lot No. 26 therein conveyed begins in the northwest corner of 2nd Avenue South and Mallory Street, in the city of Nashville, Tenn., and being the southeast corner of said lot No. 28, and running thence northwardly with the westerly margin of said 2nd Ave. South, formerly Market Street, 66 feet to a point, being A. Steinberg's southern line, thence at right angles to said 2nd Ave. So., and running westerly with Steinberg's southern line 137 feet more or less, to an alley; thence southwardly with the easterly margin of said alley 40 feet more or less, to said Mallory Street; thence eastwardly with the northerly margin of said Mallory Street 137 feet more or less to said Second Avenue So. And the point of beginning.

Being the same property conveyed to Elm Hill Development Corporation by Deed from Nathan D. Weiss and Sol B. Weiss, of record in Book 5016, Page 8, Register's Office for said County.

Larry Beadle and Larry M. Beadle being one and the same person.

Being the same property conveyed by Warranty Deed on June 6, 1994 by Elm Hill Development Company to Virgil J. Murray and Deloris B. Roberts, both married, recorded in Deed Book 9385, Page 128, in the Register's Office for Davidson County, Tennessee.

BEING the same property of which decedent Virgil J. Murray's 50% ownership interest was conveyed to Daniel Murray, Lynn Murray, Maxcy L. Christmas, Stephanie Murray and Vicki Andrews by Affidavit of Heirship on October 17, 2024, of record as Instrument Number 20241017-0080575, in the Register's Office for Davidson County, Tennessee.

The property is improved and has an address commonly known as 1079 2nd Avenue South, Nashville, Tennessee 37210.

This quitclaim has been executed by the attorney for the Grantors:

Witness my hand this 17th day of October 2024.

James B. Johnson

James B. Johnson, Attorney for the Grantors: Daniel Murray, Lynn Murray, Maxcy Christmas, Stephanie Murray and Vicki Andrews.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Tillman W. Payne, III, a Notary Public of said County and State, JAMES B. JOHNSON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

James B. Johnson
JAMES B. JOHNSON

Witness my hand, at Office, this 17th day of October 2024.

Payne III
Notary Public

My Commission Expires: 11/6/24

TILLMAN W PAYNE III
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON