Karen Johnson
Batch # 1209069
12/02/2024 09:24:51 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20241202-0093191

This Instrument prepared by and upon recordation return to:
THE BLAIR LAW FIRM
Attorneys at Law
1608 Westgate Circle, Suite 100
Brentwood, Tennessee 37027
(615) 953-1122

New Owner: Paul Murphey and Joy V. Murphey
4109 Nebraska Avenue
Nashville, TN 37209

Send tax notice to: Paul Murphey and Joy V. Murphey
1325 Beddington Park
Nashville, TN 37215

Map and Parcel No. 103-04-0-387.00

QUITCLAIM DEED
NO CONSIDERATION/NO TITLE SEARCH

Prepared from information supplied by the parties. The preparer of this instrument makes no representations as to the status of the title of the property described herein.

FOR AND IN CONSIDERATION of the love and affection I have for my husband, Paul Murphey, and in order that title to the property hereinafter described may be vested in us as tenants by the entirety pursuant to Tenn. Code Ann. § 66-1-109, I, **Joy V. Murphey**, ("Grantor"), quitclaims, conveys and transfers unto **Joy V. Murphey** and **Paul Murphey**, wife and husband, ("Grantees"), Grantor's entire interest in and to a certain parcel of land in Davidson County, Tennessee, described more fully as follows:

> Land in Davidson County, Tennessee, being Easterly 50 feet of Lot No. 55 on the Plan of The West End Annex, as subdivided by Sylvan Park Land Company of record in Plat Book 332, Page 61, 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 part of said Lot No. 55 fronts 50 feet on the Southerly side of Nebraska Avenue formerly Eighth Street and runs back between parallel lines 157.90 feet to a 20 foot alley.

This legal description is taken from the prior deed of record. This is improved real property commonly known as 4109 Nebraska Avenue, Nashville, Tennessee 37209.

This conveyance is subject to all restrictions of record, all easements of record, all visible easements, all matters appearing on the plan of record, and all applicable governmental and zoning regulations.

Being the same property conveyed from Andrew Terrell to Joy Murphey* by quitclaim deed of record in Instrument No. 20190927-0098398, as corrected by Scrivener's Affidavit of record in Instrument No. 20191119-0119162, Register's Office for Davidson County, Tennessee.

*Joy Murphey and Joy V. Murphey are one and the same person.

GRANTOR'S SIGNATURE

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on the 25 day of November, 2024.

Joy V. Murphey

Joy V. Murphey

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named bargainor, **Joy V. Murphey**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 25th day of November, 2024.

NOTARY PUBLIC

My Commission Expires:

JULIE T. MOSS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
June 21, 2025
COUNTY OF WILLIAMSON

EXEMPTION FROM TRANSFER TAX AND OATH OF VALUE

Pursuant to Tenn. Code Ann. § 67-4-409(a)(1)(C)(i), this transfer is exempt from transfer tax as a deed in creation or dissolution of a tenancy by the entirety and no oath of value is required in any transaction that is exempt from tax.