Karen Johnson Davidson County
Batch# 1224678 DEEDQC
01/08/2025 01:42:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250108-0001696

QUITCLAIM DEED

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

STATE OF TENNESSEE

COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF JANUARY, 2025.

Notary Public

MY COMMISSION EXPIRES: 3.2.26

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert J. Notestine, III, Attorney at Law
Metropolitan Escrow, Inc., 217 Pineway Drive, Nashville, TN 37217
PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

File No.: 24-0620

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Advisory Board, MidSouth District Church of the Nazarene, Inc.	OWNER	Map: 104-7-98.00 & 104-10-170.00
(NAME) 70 Hart Street, Suite 101	(NAME)	
(ADDRESS) Nashville, TN 37210	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

ADVISORY BOARD, MIDSOUTH DISTRICT CHURCH OF THE NAZARENE, INC., SUCCESSOR TO BLAKEMORE CHURCH OF THE NAZARENE, WHICH IS NOW DISSOLVED,

HEREINAFTER CALLED THE GRANTORS, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY UNTO

ADVISORY BOARD, MIDSOUTH DISTRICT CHURCH OF THE NAZARENE, INC.,

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF OUR INTEREST IN THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE LOCATED IN DAVIDSON COUNTY, TENNESSEE:

Map #104-7-98.00 aka 2800 Belcourt Ave. - Nashville, TN 37212

Land in Davidson County, Tennessee, being Lot No. 20 of Block No. 2 on the map of Fairfax Place, as of record in book 547, pages 137 and 138, Register's Office for said County.

Said Lot No. 20 fronts 60 feet on the northerly side of Belcourt Avenue and runs back between parallel lines, with the westerly margin of Natchez Trace or 28th Avenue South, 158.38 feet to a dead line.

Being the same property conveyed to Trustees of Blakemore Church of the Nazarene, by deed from Mrs. Mildred Barrett now Mrs. Mildred B. Sweeney, of record in Book 1758, Page 615, Register's Office for Davidson County, Tennessee. The said Blakemore Church of the Nazarene now being dissolved.

and,

Map #104-10-170.00 aka 506 Chesterfield Ave. - Nashville, TN 37212

Land in Davidson County, Tennessee, being the southeasterly 45 feet front and 28.1 feet rear of Lot No. 136, all of Lot No. 137 and the westerly part of Lot No. 138 on the Map of R. W. Grizzard's Subdivision of the Bosley Tract, not of record, described partly according to a survey made by Erle Drake, County Surveyor, October 10, 1930 and partly by Norris H. Hickerson, Engineer, October 7, 1954, as follows:

BEGINNING on the northeasterly margin of Chesterfield Avenue at a point 310 feet southeast of the southeasterly margin of Overlook, formerly Hillside Drive, said point being 5 feet northwest of the most southerly corner of the property conveyed to L. J. Willis and wife, by deed from R.W. Grizzard and wife, of record in Book 1642, Page 495, said Register's Office; thence North 53 degrees 45 minutes East 181 feet, more or less, to the dividing line between Lots Nos. 136 and 202, at a point 3.1 feet northwest of the most easterly corner of the property conveyed to L. J. Willis and wife, as above referred to; thence with the line between said two lots, south 33 degrees 30 minutes east 28.1 feet to an iron pin at the corner of Lots Nos. 136 and 137; thence south 85 degrees East 25.5 feet to an iron pin at the corner of Lots Nos. 137, 138 and 160; thence south 35 degrees West; crossing through Lot No. 138, 200 feet, more or less, to an iron pin on the northeasterly margin of Chesterfield Avenue; thence with said Avenue, northwestwardly, along a slight curve, 110 feet to the beginning.

Being the same property conveyed Bob Smith, Earl Cottrell, Gary Jones, and Roy Ragsdale, Trustees for Blakemore Church of the Nazarene, by deed from Jerry Costa and wife, Viola Costa, of record in Book 3672, Page 357, Register's Office for Davidson County, Tennessee. The said Blakemore Church of the Nazarene now being dissolved.

This is improved property, known as 2800 Belcourt Ave., Nashville, TN 37212 and 506 Chesterfield Ave., Nashville, TN 37212
(House No.) (Street) (P.O. Address) (City) (Postal Zip)

Wherever 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 8th day of January, 2025.

Advisory Board, MidSouth District Church of the Nazarene, Inc.,
Successor to Blakemore Church of the Nazarene

BY: _____
Jeffrey A. Sexton, Vice President

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Jeffrey A. Sexton with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath acknowledged himself to be the Vice President respectively of Advisory Board, MidSouth District Church of the Nazarene, Inc., Successor to Blakemore Church of the Nazarene the within named bargainer, and corporation, and that he as such Vice President being authorized so to do, executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this, 8th day of January, 2025.

My Commission Expires: 3.3.26

_____
Notary Public

ZANA C PETTY
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Certification of Recorded Documents

I, Anita Lester, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on January 8, 2025.

(AFFIANT) – Anita Lester

January 8, 2025
Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn and subscribed before me January 8, 2025.

My commission expires: 11/2/26

Notary Public

JAMIE C POLK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY