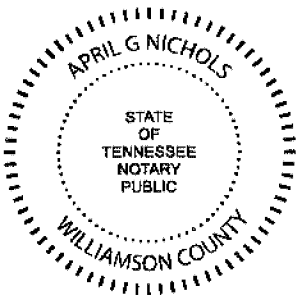
Quitclaim Deed



State of Tennessee
County of Davidson

The actual consideration for this transfer is -0-.

Affiant

Subscribed and sworn to before me this the 5 day of November, 2025.

Notary Public
My Commission Expires: My Commission Expires July 6, 2027

THIS INSTRUMENT WAS PREPARED BY AND PLEASE RETURN TO:
ANCHOR TITLE, LLC
709 Hagan Street,
Nashville, TN 37203

Address of New Owners:	Send Tax Bills To:	Tax ID#
Benny Word 326 Hurst Drive Old Hickory, TN 37138	NEW OWNER	071 05 0 066.00 071 05 0 067.00

KNOW ALL MEN BY THESE PRESENTS that **J. Word Properties, LLC,** for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, has/have bargained and sold, and do/does hereby convey, remise, release and forever quitclaim unto **Benny Word**, their/his/her heirs and assigns, their/his/her entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

PARCEL NO. 1:

LOT 29 IN E.T. BROWN'S SUBDIVISION OF PARTS OF LOTS 9 AND 10 OF BROOKLYN, THE PLAN OF RECORD IN BOOK 332, PAGE 60, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 29 FRONTS 50 FEET ON THE SOUTH SIDE OF HAYNES STREET, AND EXTENDS BACK SOUTHERLY BETWEEN PARALLEL LINES AND ALONG THE WESTERN MARGIN OF PAGE STREET 150 FEET, MORE OR LESS, TO AN ALLEY.

Being the same property conveyed to J Word Properties, LLC from Constance Elliott by Quitclaim Deed dated March 2, 2021 and recorded March 4, 2021 in Instrument #20210304-0028244, Register's Office for Davidson County, Tennessee.

Being also known as 0 Haynes Street, Nashville, TN 37204

Karen Johnson Davidson County
Batch# 1342563 DEEDQC
11/06/2025 02:02:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251106-0088618

PARCEL NO. 2:

LOT 30 IN E.T BROWN'S SUBDIVISION OF PARTS OF LOTS 9 AND 10 OF BROOKLYN, THE PLAN OF RECORD IN BOOK 332, PAGE 60, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 30 FRONTS 50 FEET ON THE SOUTH SIDE OF HAYNES STREET AND EXTENDS BACK SOUTHERLY BETWEEN PARALLEL LINES 150 FEET, MORE OR LESS, TO AN ALLEY.

Being the same property conveyed to J Word Properties, LLC from Constance Elliott by Quitclaim Deed dated March 2, 2021 and recorded March 4, 2021 in Instrument #20210304-0028245, Register's Office for Davidson County, Tennessee.

Being also known as 0 Haynes Street, Nashville, TN 37204

This is (X) unimproved property known as Lot 29 E and 30 E Haynes Street, Nashville, TN 37204.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may effect the premises.

WITNESS my hand this the 5 day of November, 2025.

J. Word Properties, LLC

State of Tennessee)
County of Davidson)

Before me, the undersigned authority of the state and county mentioned, personally appeared Jason Word, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be Managing Member (or other officer authorized to execute the instrument) of J. Word Properties, LLC, the within named bargainor, and that such Managing Member or officer as such Managing Member, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the J. Word Properties, LLC, as Managing Member.

Witness my hand and seal this 5 day of November, 2025.

APRIL G NICHOLS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY SIGNATURE
Notary Expires: 7-6-2027

Tennessee Certification of Electronic Document

I, April G Nichols 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 11-5-2025 (date of document).

Affiant Signature

November 5, 2025
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 5 day of November, 2025

Notary's Signature

MY COMMISSION EXPIRES: 5/8/2029

NOTARY'S SEAL

LAKIN DANIELLE ROWAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2029

202511060088618