New Owner:	Send Tax Bills To:	Map-Parcel Number
Perlie Mae Murray-Dunn Shewinna Manuella Murray 3905 Augusta Drive Nashville, TN 37207	New Owner	059 11 0 087.00

THIS INSTRUMENT PREPARED BY:
Lightsey Law
1704 Charlotte Avenue, Suite 105
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 1342572 DEEDQC
11/06/2025 02:30:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20251106-0088630

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 22 day of August 2025, ~~October~~ corrected

Notary Public

My Commission Expires: 3/3/26

CHARLES D LIGHTSEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS cash, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Perlie Mae Murray-Dunn, a widow**, hereinafter referred to as the Grantor, have bargained and sold, and by these presents do transfer and quitclaim to **Perlie Mae Murray-Dunn, unmarried**, and **Shewinna Holt, married, as joint tenants with right of survivorship**, hereinafter referred to as the Grantees, and Grantees' heirs and assigns, all of Grantor's interest in and to a certain parcel of land in Davidson County, Tennessee, described as follows:

> Land in Davidson County, Tennessee, being Lot No. 448, Haynes Manor, Section III, as of record in Plat Book 4175, Page 111, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 448 fronts 95 feet along the curving westerly margin of Augusta Drive and extends back 98.9 feet on the southerly line and 146.5 feet on the northerly line to a dead line in the rear measuring 74.4 feet thereon.

Being the same property conveyed to Theodore Howard Dunn and wife Perlie Mae Murray-Dunn by Quitclaim Deed from Perlie Mae Murray-Dunn, Theodore Howard Dunn, Jr., and Shewinna Manuella Murray, dated February 5, 2013, and recorded February 12, 2013, as Instrument No. 20130212-0014322, Register's Office for Davidson County, Tennessee. The said Theodore Howard Dunn, Jr. died on April 3, 2020, leaving Perlie Mae Murray Dunn as the surviving tenant by the entirety.

Being the same property conveyed to Perlie Mae Murray-Dunn, Theodore Howard Dunn, Jr., and Shewinna Manuella Murray, by Quitclaim Deed from Perlie Mae Murray-Dunn, and husband Theodore Howard Dunn, Jr., dated July 22, 2005, of record as Instrument No. 20050728-0088007, said Register's Office.

Being the same property conveyed to Perlie M. Murray, by Quitclaim Deed from Willie Murray and wife Perlie M. Murray, dated November 7, 1996, of record in Book 10254, page 946, said Register's Office.

Being the same property conveyed to Willie Murray and wife, Perlie M. Murray, by deed from Arthur L. Williams and wife Patricia Williams, dated September 16, 1974, of record in Book 4854, page 191, said Register's Office.

This is improved property located at 3905 Augusta Drive, Nashville, TN 37207.

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

This instrument was prepared with information supplied by the parties. No title examination, survey, or settlement has been performed. The preparer shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

The legal description used in this deed is the same legal description that appears in the previous deed.

IN WITNESS WHEREOF, this instrument has been executed this 27th day of October 2025.

GRANTOR:

Perlie M. Murray-Dunn

Perlie M. Murray-Dunn

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared **Perlie M. Murray-Dunn**, the within named Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, stated that they executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 27th day of October 2025.

CHARLES D LIGHTSEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Notary Public
Commission Expires: 5/3/26

I, Kirsten Virden, 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 10/27/2025 (date of document).

Kirsten Virden

Affiant Signature

Date: 10/27/2025

State of Tennessee

County of Davidson

Sworn to and subscribed before me this 27 day of October, 2025.

Rachel Marie Collins

Notary's Signature

MY COMMISSION EXPIRES: 3-21-2028

Notary's Seal (if on paper)

