Karen Johnson
Batch # 1451233
07/23/2026 12:29:17 PM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20260723-0067006

This instrument prepared by:
Lesa H. Skoney (based upon
information furnished by the parties)
Tune, Entrekin & White, P.C.
500 11th Ave N. Ste 600
Nashville, TN 37203

NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
GBHD Community Property Trust	Same	105-5-05-4000
608 Lynnwood Blvd		
Nashville, TN 37205		

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration, or value, whichever is greater for this transfer is zero (0)

Harry G Demetros Jr
AFFIANT

Subscribed and sworn to before me this 22nd day of July, 2026.

Candace Croom
NOTARY PUBLIC

CANDACE CROOM STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY My Commission Expires 01-30-2027

MY COMMISSION EXPIRES: 1-30-2027

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars and No/100 ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, we, Harry G. Demetros Jr. and wife Gayle B. Demetros, Grantors, have bargained and sold, and by these presents do transfer and convey unto the GBHD Community Property Trust dated, July 22, 2026, Grantee, its heirs, successors, and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, more fully described as follows:

Land in Davison County, Tennessee, being the northerly portion of Lot No. 18, on the Map

of Welcker's Addition, of record in Book 21, page 97, Register's Office for Davidson County, Tennessee.

Said part of said Lot No. 18 begins at the common western corner of Lot Nos. 17 and 18; thence, in an easterly direction along said lot lines 170 feet, more or less, to the west margin of 12th Avenue South 5 feet, more or less, at the beginning of a curve to the right having a radius of 15 feet, around said curve 20.80 feet to a point in the northerly margin of Alley, No. 428-B; thence, continuing along the north margin of said alley, North 82 degrees 31' West, 128.01 feet to a point at the beginning of a curve to the right having a radius of 25 feet; thence, around said radius a distance of 40.19 feet to the point of beginning.

Being the same property conveyed to Harry G. Demetros, Jr., and wife, Gayle B. Demetros by Warranty Deed of Home Makers, Inc. of record in Instrument No. 20170720-0073633, Register's Office of Davidson County, Tennessee.

This is unimproved property located on 12th Avenue South, Nashville, Tennessee, 37203.

In WITNESS WHEREOF, the undersigned Grantors have hereunto subscribed their names on this 22nd day of July, 2026.

HARRY G. DEMETROS JR.

GAYLE B. DEMETROS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named HARRY G. DEMETROS JR., the within named bargainor with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 22nd day of July, 2026.

NOTARY PUBLIC

CANDACE CROOM
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
My Commission Expires 03/30/2027

MY COMMISSION EXPIRES: 1-30-2027.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named GAYLE B. DEMETROS, 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.

WITNESS my hand, at office, this 22nd day of July, 2026.

Candace Croom
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-30-2027.

