39B

Prepared by:
Centennial Title Company, Inc.
30 Burton Hills Blvd., #165
Nashville, TN 37215

File #26-1093

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned, **Graves Property Investments, LLC, a Tennessee limited liability company,** hereinafter called the **Grantor,** does hereby quitclaim **Nancy Caroline Graves and Bryan L. Graves, wife and husband and Gene Austin Bradshaw, Jr., a married man, as joint tenants with right of survivorship**, hereinafter called the **Grantee**, Grantee's heirs and assigns, Grantor's interest in, a certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

Land in Davidson County, being Lot No. 43 on the Map of Madison Realty Company's Subdivision of Madison, Tennessee, as of record in Book 547, Page 164, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Graves Property Investments, LLC, a Tennessee limited liability company by Warranty Deed from Mr. Bills Place, a Tennessee General Partnership of record in Instrument No. 20250819-0066259 Register's Office for Davidson County, Tennessee, dated August 8, 2025 and recorded on August 19, 2025.

The property conveyed herein is subject to matters shown on the recorded plan, and to applicable easements and restrictions of record, and Property Taxes for the current year.

The interest of this Quitclaim Deed is to vest title interest in said property solely **Nancy Caroline Graves and Bryan L. Graves, wife and husband and Gene Austin Bradshaw, Jr., a married man, as joint tenants with right of survivorship**

This is improved property, known as: 129 Harrington Avenue, Madison, TN 37115

NEW OWNER:
Nancy Caroline Graves
Bryan L. Graves
Gene Austin Bradshaw, Jr.
1413 Lillian Street
Nashville, TN 37206

RESPONSIBLE FOR TAX PAYMENT
Old National Bank
One Main Street
Evansville, IN 47708

TAX MAP-PARCEL #:
052-01-0-028.00

Karen Johnson
Batch # 1476737
09/23/2026 02:42:50 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20260923-0088370

WITNESS THE EXECUTION HEREOF this 22nd day of September, 2026.

Graves Property Investments, LLC, a Tennessee limited liability company

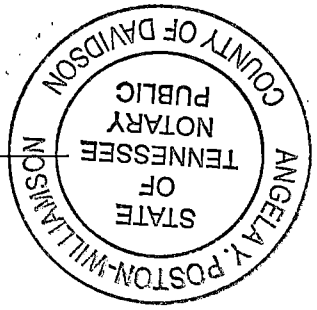
_____, Member
By: Nancy Caroline Graves, Member

State of Tennessee
County of Davidson

On this 22nd day of September, 2026, Personally appeared before me the undersigned, a Notary Public in and for the State and County aforesaid, Nancy Caroline Graves, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that executed the within instrument for the purpose therein contained, and who further acknowledged that she is the Member of the maker, Graves Property Investments, LLC, that she is authorized by the maker to execute this instrument, and that they have executed this instrument on behalf of Graves Property Investments, LLC, as Member.

_____
Notary Public

My Commission Expires: 1/22/30



State of Tennessee)
County of Davidson)

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: **$0.00.**

_____
Affiant

Sworn and subscribed before me on this the 22nd day of September, 2026.

_____
Notary Public

My Commission Expires: 1/22/30

