BILL GARRETT, Davidson County
Trans:T20130029016 DEEDWARR
Recvd: 04/10/13 08:43 2 pgs
Fees:12.00 Taxes:0.00

20130410-0035266

EXECUTOR DEED

MELANIE D. DURARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TN
My Commission Expires: January 19, 2014

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5th DAY OF MARCH, 2013.

Notary Public

MY COMMISSION EXPIRES: 1-19-14
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Bridgehouse Title, LLC, 342 Cool Springs Blvd., Suite 202, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
ANITA R. STINNETT	NEW OWNER	14611 23.00
(NAME)	(NAME)	
634 Crieve Road	403 Theresa Ave.	
(ADDRESS)	(ADDRESS)	
Nashville, TN 37220	Nashville, TN 37205	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

EXECUTOR DEED

KNOW ALL MEN BY THESE PRESENTS that Anita R. Stinnett, Executrix of the Estate of Evangeline O'Neal Stinnett, deceased, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, and in connection with the distribution and closing of the Estate of Evangeline O'Neal Stinnett, the decedent's will having been duly admitted to probate in Davidson County, Tennessee, and recorded in Docket No. 13P30, Probate Court Clerk's Office for said county, has bargained and sold and hereby remises, releases and forever quitclaims unto Anita R. Stinnett, an unmarried woman, her heirs and assigns, all her right, title and interest in and to a certain parcel of land in Davidson County, Tennessee described as follows, to wit:

Being Lot No. 24 on the Plan of Crieve Hall Estates, Section One, Revised, as of record in Book 1835, pages 122, 123 and 124, Register's Office for said County, described as follows: BEGINNING at a point in the northerly margin of Crieve Road at the common southerly point of Lots 24 and 25 on said plan; thence northwardly 205 feet to the common point of Lots 23, 24 and 25 on said plan; thence westwardly 154.9 feet to a point in the easterly margin of Regent Drive; thence southerly along the easterly margin of Regent Drive, 190.87 feet to the beginning of a curve having a radius of 25 feet and a tangent of 25 feet, 38.27 feet to a point in the northerly margin of Crieve Road; thence eastwardly along the northerly margin of Crieve Road, 130 feet to the point of beginning.

Being the same property conveyed to Noah J. Stinnett and wife, Evangeline O. Stinnett, by Warranty Deed from Robert Francis Shea and wife, Gladys Bishop Shea, dated August 16, 1966, of record in Book 4047, page 833, Register's Office for Davidson County, Tennessee. The said Noah J. Stinnett having since died and subject property being vested in Evangeline O. Stinnett as surviving tenant by the entirety.

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

unimproved ☐

This is improved ■ property, known as 634 Crieve Rd., Nashville, TN 37220

(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. 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 my hand this 5th day of March, 2013.

Estate of Evangeline O'Neal Stinnett

By: _____
Anita R. Stinnett, Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a Notary Public within and for the State and County aforesaid, personally appeared Anita R. Stinnett, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who upon this oath acknowledged herself to be the Executrix of the Estate of Evangeline O'Neal Stinnett, the within named bargainor, and that she as such Executrix being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of Estate of Evangeline O'Neal Stinnett by Anita R. Stinnett, as such Executrix.

Witness my hand and official in Nashville, Tennessee, this 5th day of March, 2013.

_____
Notary Public

My commission expires: 3/30/2015

DENICE DEMERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY