BILL GARRETT, Davidson County
Trans:T20160053054 DEEDQC
Recvd: 06/22/16 10:53 3 pgs
Fees:17.00 Taxes:0.00
20160622-0063512

This instrument prepared by:
Lesa H. Skoney (based upon
information furnished by the parties)
Tune, Entrekin & White, P.C.
315 Deaderick, Suite 1700
Nashville, TN 37238
(No title search was performed)

NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
Valarie Anne Nolen 2135 East Hill Drive Madison, TN 37115	Valerie Nolen 2135 East Hill Drive Madison, TN 37115	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

X _____
AFFIANT

Subscribed and sworn to before me this 17th day of June, 2016.

_____
NOTARY PUBLIC

My commission expires: 3-6-18

LESA H. SKONEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 6, 2018

EXECUTOR QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and for the purpose of establishing record title in the beneficiary named under the Last Will and Testament of **WILDA T. NEWMAN**, deceased, I, **DOYLE TIDWELL**, as Executor of the Estate of Wilda T. Newman, Grantor, do hereby transfer and convey unto **VALARIE ANNE NOLEN**, Grantee, all of the right, title and interest of Wilda T. Newman, deceased, in and to certain property in Davidson County, Tennessee, described as follows:

TRACT NO. 1: BEGINNING at a concrete monument on the southerly margin of proposed East Hill Drive, being the northeast corner of lot in Shepherd Hills Subdivision, thence north 37° 40' east 315.33 feet to an iron stake; thence south 52° 13' east 244.80 feet to an iron stake; thence south 36° 45' west 312.9 feet to an iron stake in concrete in the west boundary of Tidwell; thence with the line between this tract and Shepherd Hills north 52° 46' west 250.00 feet to the point of beginning, containing 1.78 acres, according to survey made by William Collier Parrish Associates.

TRACT NO. 2: BEGINNING at an iron pin at the southeast corner of Tract No. 1 hereinabove described, property of J. L. Newman, et al, and the northwest corner of the property herein described; thence running with Newman's south boundary line south 36° 45' west 312.9 feet to an iron pin in the east boundary line of Shepherd Hills Subdivision, the southwest corner of the property herein described; thence turning and running with said east boundary line, south 53° 18' east 250.0 feet to an iron pin at the northwest corner of the property of W. D. Tidwell; the southeast corner of the property herein described; thence turning and running with Tidwell's north boundary line north 37° 40' east 308.0 feet to an iron pin in J. L. Newman's west boundary line, the southeast corner of the property herein described; thence turning and running with said west boundary line north 52° 13' west 250.0 feet to point of beginning, containing 1.78 acres, more or less, according to a survey made by W. F. Branch on July 29, 1961.

Being the same property conveyed to James L. Newman and wife Wilda T. Newman, by deed of W. D. Tidwell and wife Ella M. Tidwell of record in Deed Book 3308, page 344, Register's Office of Davidson County, Tennessee. The said James L. Newman having since died on April 16, 2006; and the said Wilda T. Newman having since died July 15, 2015 leaving a Last Will and Testament and a Codicil of record in Case No. 15P1203 of the Seventh Circuit Court of Davidson County, Tennessee and said Codicil having devised all of the interest of Wilda T. Newman in said property to Valarie Anne Nolen.

This is improved property known as 2135 East Hill Drive, Madison, TN 37115.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 17th day of June, 2016.

ESTATE OF WILDA T. NEWMAN

BY: X Doyle Tidwell
DOYLE TIDWELL, Executor

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 **DOYLE TIDWELL** the Executor for the Estate of Wilda T. Newman, 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 17th day of June, 2016.

NOTARY PUBLIC

My commission expires: 3-6-18.

LESA H. SKONEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires Mar. 6, 2018