Bill Garrett Davidson County
Batch# 48543 DEEDQC
01/18/2018 08:50:19 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20180118-0005105

THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444
(615) 627-4448 fax
jeff@howardmobley.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me this 4th day of January, 2018.

Notary Public

My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires SEPT. 7, 2020

This transfer is exempt from real estate transfer tax pursuant to T.C.A. § 67-4-409(a)(3)(D).

Address of New Owner:	Send Tax Bills To:	Tax Map and Parcel No.:
Jennifer S. Norton, Trustee 3532 Shakertown Road Antioch, TN 37013	-SAME-	Map 109 05 0D Parcel 074.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **Jennifer S. Norton, Executor of the Estate of Jewell W. Snell, deceased** (the "decedent"), who died on September 20, 2017, in

connection with the distribution of the estate of the decedent pursuant to the decedent's Will that was duly admitted to probate in Davidson County, Tennessee, on November 16, 2017, and recorded under Docket No. 17P-1965 in the Seventh Circuit Court Clerk's Office (Probate Division) for said county, hereby releases, remises and quitclaims unto **Jennifer S. Norton, Trustee of the Jewell W. Snell Living Trust dated March 28, 2013,** all of the right, title and interest of the decedent and the decedent's estate in and to a certain tract or parcel of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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

WITNESS my hand this 9TH day of January, 2018.

Jennifer S. Norton, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jennifer S. Norton, Executor, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 9th day of January, 2018.

Notary Public

My Commission Expires

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Unit No. 1619 in The Cottages at Williams Bend, a Private Element Horizontal Property Regime, located on Lincoya Bay Drive, Nashville, Davidson County, and described in a Declaration of Covenants, Conditions and Restrictions and By-laws for The Cottages at Williams Bend, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20040628-0076712 and Supplementary Declarations of record in Instrument No. 20041028-0129585 and in Instrument No. 20050923-0114373, Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the units, property, co-owners and tenants of The Cottages at Williams Bend, a Private Element Horizontal Property Regime, contained in the said Declaration, the Plan filed as Exhibit "C" of the Supplementary Declarations appearing in Instrument No. 20050923-0114373, said Register's Office, are incorporated in this Deed by reference and made a part hereof the same as though copied herein.

Being the same property conveyed to Jewell W. Snell by deed from Andrea S. Beecham, unmarried, of record as Instrument No. 20150127-0007776, Register's Office for Davidson County, Tennessee. Said Jewell W. Snell died on September 20, 2017, and devised the subject property to the Jewell W. Snell Living Trust dated March 28, 2013, by Will recorded in the Seventh Circuit (Probate Division) Clerk's Office for Davidson County, Tennessee, on November 16, 2017 under Docket No. 17P-1965.

This is improved property known as 1619 Lincoya Bay Drive, Nashville, Tennessee 37214.