Karen Y Johnson Davidson County
Batch# 151872 DEEDQC
10/17/2018 08:06:58 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20181017-0102638

THIS DOCUMENT PREPARED BY

JEFFREY MOBLEY
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Joan C Wheeler
AFFIANT

Subscribed and sworn to before me this 29th **day of August, 2018.**

Lindsay Hamada
Notary Public

My Commission Expires:

LINDSAY HAMADA NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 09-07-2020

Address of New Owner:	Send Tax Bills To:	Tax Map and Parcel No.:
Joan C. Wheeler 1053 Overton Lea Road Nashville, Tennessee 37220	-SAME-	145 04 0 036.00

TRUSTEE'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **Joan C. Wheeler, Successor Trustee of The Elizabeth N. Wheeler Living Trust, established by the Revocable Trust Agreement of Elizabeth N. Wheeler, dated July 9, 2004 (the "Living Trust"),** for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the termination and distribution of the Living Trust upon the death of its grantor, hereby releases, remises and quitclaims unto **Joan C. Wheeler**, an unmarried person, hereinafter called the Grantee, and her heirs and assigns, all right, title and interest of the Living Trust in and to a certain parcel of land

in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS my hand this the 29th day of August, 2018.

Joan C Wheeler

Joan C. Wheeler, Successor Trustee of
The Elizabeth N. Wheeler Living Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Joan C. Wheeler, Successor Trustee**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 29th day of August, 2018.

My Commission Expires:

LINDSAY HAMADA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-07-2020

Lindsay Hamada
Notary Public

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

Lot No. 6 on the 3rd Addition to the Plan of Lealand Manor, a part of the Overton Lea Estate, described according to a survey made by William A. Pitts, Surveyor, as follows:

Beginning on the northerly margin of Ridgeview Drive, at the corner of lots Nos. 6 and 7, said beginning point being the southwest corner of the property conveyed to Thomas G. Harrison and wife by deed from F.N. McNeill, Jr., executor and trustee, as of record in Book 1629, page 105, Register's Office for Davidson County, Tennessee; thence with Harrison's west line, northwardly 368.5 feet to the southerly margin of Overton Lea Road; thence with the southerly margin of said Road, westwardly 200 feet to the corner of lots Nos. 5 and 6; thence with the line between said lots, southwardly 380.7 feet to the northerly margin of Ridgeview Drive; thence with the northerly margin of said Drive, eastwardly 160 feet to the beginning.

Being the same property conveyed to Elizabeth N. Wheeler, Trustee of The Elizabeth N. Wheeler Living Trust, established by the Revocable Trust Agreement of Elizabeth N. Wheeler, dated July 9, 2004, by deed from Elizabeth N. Wheeler of record as Instrument No. 20040713-0083465, Register's Office for Davidson County, Tennessee. Elizabeth N. Wheeler died March 24, 2018. Upon the death of Elizabeth N. Wheeler, Joan C. Wheeler became the Successor Trustee of said Elizabeth N. Wheeler Living Trust.

This is improved property known as 1053 Overton Lea Road, Nashville, Tennessee 37220.