Karen Johnson Davidson County
Batch# 190671 DEEDQC
02/01/2019 09:44:52 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190201-0009723

EXECUTRIX'S QUITCLAIM DEED

FROM: **ELVESTER LEWIS, EXECUTRIX**

TO: **ELVESTER LEWIS**

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Elvester Lewis **3421 Hydes Ferry Road** **Nashville, TN 37218**	**Elvester Lewis** **2824 Hydes Ferry Road** **Nashville, TN 37218**	69-16-78

THIS INSTRUMENT WAS PREPARED BY

Ronald K. Nevin, ATTORNEY
404 James Robertson Parkway
1850 Parkway Towers
Nashville, Tennessee 37219
(615) 244-7708

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00.

Elvester L. Lewis
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 1st DAY OF February, 2019.

NOTARY PUBLIC

My Commission Expires: 3/16/19

CARMON B. PRESLEY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF ROBERTSON

Elvester Lathan died on January 5, 2011. Elvester Lewis was appointed Executrix of the Estate of Elvester Boyd Lathan, April 6, 2011 by the Seventh Circuit Court (Probate Division) of Davidson County, Tennessee, Probate No. 11P407. This property passed under Tennessee Law, the Last Will and Testament of Elvester Boyd Lathan and Order of the Court dated January 11, 2019 to Elvester Lewis. The Executrix by signing this deed releases any right the Executrix has to recover this property in the event of the subsequent insolvency of this Estate.

In accordance with the laws of Tennessee, Elvester Lewis, as Executrix of the Estate of Elvester Boyd Lathan quitclaims to Elvester Lewis, individually, all right, title and interest in the following described real estate situated in Davidson County, Tennessee:

LOCATED in the 13th, formerly the 23rd Civil District of Davidson County, Tennessee, being Lot No. 1 on the map of the sub-division of A. T. Putman's 7 ½ acre tract, not of record, described according to a survey made by John M. Sullivan, County Surveyor, October 5, 1946, as follows:

Beginning on the westerly margin of Old Hydes ferry Pike, at the corner of Lots Nos. 1 and 2; thence with said, northwardly 80 feet to the beginning of a curve; thence around said curve in a northwestwardly direction, 31.4 feet to the southerly margin of Ashton Avenue; thence with said Avenue, westwardly 177.8 feet to the corner of Lots Nos. 1 and 3; thence with the line between said two lots, southwardly 100 feet to the corner of Lots Nos. 1 and 2; thence with the line between said two lots, eastwardly 197 feet to the beginning.

Being the same property conveyed to Elvester Lathan, by Warranty Deed from Gerald W. Worrell, Register's Office, Book 5026, page 270.

This conveyance is subject to any and all existing restrictions and easements of record.

THIS IS THE SAME DESCRIPTION AS IN PREVIOUS DEED OF RECORD.

This is improved property known as 3421 Hydes Ferry Road, Nashville, Tennessee, 37218.

This transfer is by Quitclaim and I make no warranties as to the title.

Witness my hand this 1st day of February, 2019.

Estate of Elvester Boyd Lathan By: Elvester L Lewis
Elvester L. Lewis, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

On this the 1st day of February, 2019, before me personally appeared Elvester L. Lewis, to me known or proved to me on the basis of satisfactory evidence to be the person or persons described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

Witness my hand and notarial seal.

NOTARY PUBLIC

My Commission Expires: 3/18/19

CARMON B. PRESLEY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF ROBERTSON