This instrument prepared by:

JOHN R. REYNOLDS (#2522)
Attorney at Law
Suite 2702, The Office Tower
611 Commerce Street
P. O. Box 190481
Nashville TN 37219-0481
Tel: (615) 256-2694
Fax: (615) 256-2361

Karen Johnson Davidson County
Batch# 247067 DEEDWARR
06/21/2019 03:54:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190621-0060356

NOTE TO REGISTER: Upon recording, please return the recorded instrument to: JOHN R. REYNOLDS, Attorney at Law, Suite 2702, The Office Tower, 611 Commerce Street, P. O. Box 190481, Nashville TN 37219-0481.

Address New Owner(s) as follows: **STEVEN WOOSLEY, 1982 Tinnin Road, Goodlettsville, TN 37072**

Name and Address of the person or entity responsible for payment of real property taxes: **STEVEN WOOSLEY, 1982 Tinnin Road, Goodlettsville, TN 37072**

Map/Parcel No. 033-15/045.00

PERSONAL REPRESENTATIVE DEED

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS WANDA W. WOOSLEY died **01 November 2017**, and her estate is being **administered in the Seventh Circuit Court (Probate Division), Metropolitan Nashville** and **Davidson County, Tennessee**, Case No. 18P-0921; and

WHEREAS WANDA W. WOOSLEY left a paperwriting dated **08 November 2007**, purporting to be her Last Will and Testament and that paperwriting was admitted to probate on **28 June 2018**, as her Last Will and Testament and recorded in the **Seventh** Circuit Court (Probate Division), **Davidson** County, Tennessee; and

WHEREAS STEVEN WOOSLEY and KENNETH WOOSLEY are the duly appointed and acting Co-Personal Representatives of the Estate of **WANDA W. WOOSLEY**, deceased, under Letters Testamentary issued 28 June 2018;

NOW THEREFORE, for and in consideration of the foregoing and other good and valuable considerations, the receipt and adequacy of which are hereby acknowledged and as evidence of the devise of that certain Real Property hereinafter described to **STEVEN WOOSLEY** by and under said Last Will and Testament of **WANDA W. WOOSLEY**, deceased, the undersigned, **STEVEN WOOSLEY and KENNETH WOOSLEY**, Co-Personal Representatives of the Estate of **WANDA W. WOOSLEY**, deceased, hereinafter referred to as Grantors, by these presents hereby transfers and conveys to **STEVEN WOOSLEY and wife, AMY WOOSLEY, their**

heirs and assigns, that certain tract or parcel of land in **Metropolitan Nashville and Davidson County, Tennessee**, and being more particularly described on **EXHIBIT A** attached hereto and made a part hereof.

This is **(X) improved** ( ) **unimproved** Real Property located at and known as **615 Hamblen Drive, Madison, Davidson County, Tennessee 37115.**

TO HAVE AND TO HOLD said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, **STEVEN WOOSLEY and wife, AMY WOOSLEY**, their heirs and assigns forever; and Grantors as Co-Personal Representatives but no further or otherwise does covenant with the said Grantee that as CO-Personal Representatives they have a good right to convey the Real Property. Grantors do further covenant and bind themselves as Co-Personal Representatives but no further or otherwise to warrant and forever defend the title to said land during the time they have served as Co-Personal Representatives to the said Grantee, his heirs and assigns, against the lawful claims of all persons whomsoever, **but this Personal Representatives Deed is limited to the time in which said real estate was lawfully seized and possessed by Grantors herein and does not extend to any previous time thereto.**

Grantors and Grantee are used for singular or plural, as context requires.

IN WITNESS WHEREOF, Grantors have executed this Personal Representative's Limited Warranty Deed on the 4 day of June 2019.

STEVEN WOOSLEY, Personal Representative of the Estate of **WANDA W. WOOSELY**, deceased.

KENNETH WOOSLEY, Personal Representative of the Estate of **WANDA W. WOOSELY**, deceased.

EXHIBIT A

615 Hamblen Drive,
Madison, Davidson County, Tennessee 37115

Map/Parcel Nos. 033-15/045.00

Land in Davidson County, Tennessee, and being Lot No. 195 on the Map of Primrose Acres Subdivision, Section 2, as shown of record in Book 2900, page 43, Register's Office for Davidson County, Tennessee.

Lot No. 195 fronts 150 feet on the westerly margin of Hamblen Drive and extends back between lines measuring 179.0 feet on the northerly line ad 229.7 feet on the southerly line to a broken line in the rear measuring 281.9 feet thereon.

Being the same property conveyed to K. G. Woosley and wife, Wanda Woosley, by Deed from Curtis E. Chaffin and wife, Jean M. Chaffin, as shown of record in Book 6201, page 702, Register's Office for Davidson County, Tennessee.

K.G. Woosley and Kenneth G. Woosley were one and the same person.

Wanda Woosley and Wanda W. Woosley were one and the same person.

The said Kenneth G. Woosley predeceased Wanda W. Woosley on 19 April 2001.

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Personally appeared before me, the undersigned, a Notary Public in and for said State and County aforesaid, the within named **STEVEN WOOSLEY**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Personal Representative of the Estate of **WANDA W. WOOSLEY**, deceased, the within named Grantor, and that he as such Personal Representative executed the foregoing Executor's Deed for the purposes therein contained, by signing his name as Personal Representative.

Witness my hand and official seal at Nashville, Tennessee, this 7 day of June 2019.

_____ Notary Public

My commission expires: 3/3/2020

LORI BRASILI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF **TENNESSEE**

COUNTY OF **DAVIDSON**

Personally appeared before me, the undersigned, a Notary Public in and for said State and County aforesaid, the within named **KENNETH WOOSLEY**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be Personal Representative of the Estate of **WANDA W. WOOSLEY**, deceased, the within named Grantor, and that he as such Personal Representative executed the foregoing Executor's Deed for the purposes therein contained, by signing his name as Personal Representative.

Witness my hand and official seal at Nashville, Tennessee, this 7 day of June 2019.

_____ Notary Public

My commission expires: 11-20-2022

WILLIAM PERKINS NOTARY PUBLIC STATE AT LARGE

STATE OF **TENNESSEE**
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer, is **$148,000.**

This Deed is evidence of distribution of the described Real Property to **STEVEN WOOSLEY**, devisee and legatee by and under the Last Will and Testament of **WANDA W. WOOSELY**, deceased, and is exempt from any transfer tax pursuant to **Tennessee Code Annotated, Section 47-4-409(a)(3)(B).**

_____ Affiant

Subscribed and sworn to before me
this 7 day of June 2019.

_____ Notary Public

My commission expires 3/3/2020

LORI BRASILI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY