Karen Johnson Davidson County
Batch# 247957 DEEDQC
06/25/2019 10:08:58 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190625-0061243

EXECUTOR'S QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY The Higgins Firm, 525 4th Avenue South, Nashville, TN 37210 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **Lorelei L. Reinhardt et al.** **4666 Cato Road** **Nashville, TN 37218**	SEND TAX BILLS TO: **SAME**	MAP-PARCEL NUMBERS: **057 00 0 047.00**

KNOW ALL PERSONS by these presents that **Albert E. Reinhardt, Jr., Executor of the Estate of Albert E. Reinhardt**, deceased (the "Decedent"), 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 vesting of title to the real estate passing under the Decedent's Will that was duly admitted to probate as a muniment of title in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Case No. 19P692, hereby releases, remises and quitclaims unto:

LORELEI L. REINHARDT and ALBERT E. REINHARDT, JR.

all right, title and interest of the Decedent and the Decedent's estate in and to a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

> A tract of land in the 13th Civil District of Davidson County, Tennessee, being designated as Tract No. 1 on a survey by Hickerson & Hickerson, May 9, 1966, revised June 12, 1966, as follows:
>
> Beginning on the northerly margin of Cato Road at a point being 1347.8 feet northwesterly from the southwest corner of the property conveyed to Donald R. Carney and wife, by deed from Mrs. Inez Henderson, of record in Book 3820, page 478, Register's Office for said County; thence north 28 deg. 55' east 1630 feet to a point in the southern boundary line of the Dabney property; thence with said Dabney's southern boundary line as follows: South 66 deg. 00' west 430 feet, south 15 deg. 30' west 370 feet, south 43 deg. 00' west 125.4 feet, north 69 deg. 45' west 99 feet to a well, south 18 deg. 30' west 597 feet to a stake in center of drain, and south 1 deg. 00' east 350 feet field measurement, 371 feet, more or less, deed measurement, to the northerly margin of Cato Road; thence with the same, south 67 deg. 40' east 60 feet to the beginning, containing 7.8 acres, more or less.

Being the same property conveyed to Nancy Cato Reinhardt and husband, Albert E. Reinhardt by Quitclaim Deed on June 24, 1988, from Nancy Cato Reinhardt, of record in Book 7584, Page 244, Register's Office for Davidson County, Tennessee.

Albert E. Reinhardt died testate on December 18, 2018, and devised his entire interest in the subject property to his two children: Lorelei L. Reinhardt and Albert E. Reinhardt, Jr., by Will duly probated for muniment of title only in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Case No.: 19P692.

His wife Nancy Cato Reinhardt having predeceased him, Albert E. Reinhardt was the sole owner of said subject property at the time of his death.

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

WITNESS MY HAND this the 1 day of June, 2019.

Albert E. Reinhardt Jr. EXECUTOR

Albert E. Reinhardt, Jr., Executor

STATE OF CALIFORNIA
COUNTY OF VENTURA

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **Albert E. Reinhardt, Jr., Executor,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 1 day of JUNE, 2019.

See Attached
NOTARY PUBLIC
My Commission Expires: 6/24/20

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

Clete B. Belt
AFFIANT

Sworn to and subscribed to before me this 18 day of June, 2019.

KENNALEE DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2022

NOTARY PUBLIC
My Commission Expires: 3.8.22

WELLS FARGO

Jurat Certificate California only

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Ventura

Subscribed and sworn to (or affirmed) before me on this 1st

day of June, 2019, by Albert E Reinhardt

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Place Seal Here

Signature

RYAN F. OVERHOLT
COMM. #2157884
NOTARY PUBLIC - CALIFORNIA
VENTURA COUNTY
My Commission Expires 6/24/2020

CSP1 CSP1

Description of Attached Document

Type or Title of Document

Document Date

Number of Pages

Signer(s) Other Than Named Above