Karen Johnson Davidson County
Batch# 251931 DEEDQC
07/02/2019 02:26:57 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190702-0064660

EXECUTOR'S QUITCLAIM DEED

FROM: **REBECCA STRICKLAND, Executrix**

TO: **REBECCA STRICKLAND and RENIKA STRICKLAND**

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP-PARCEL NO.**
Rebecca Strickland **Renika Strickland** **1717 Knowles Street** **Nashville, TN 37208**	**Rebecca Strickland** **231 Ragland Way, Apt. A** **Bowling Green, KY 42101**	**081-15-0** **357.00**

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 OF NOTARY PUBLIC COUNTY OF ROBERTSON CARMON B. PRESLEY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

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

Rebecca Strickland
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 2nd DAY OF July, 2019.

NOTARY PUBLIC

My Commission Expires: 2-28-23

Barbara Ann Cannon died on April 6, 2019. Rebecca Strickland was appointed Executrix of the Estate of Barbara Ann Cannon, May 29, 2019 by the Seventh Circuit Court (Probate Division) of Davidson County, Tennessee, Probate No. 19P822. This property owned by Barbara Ann Cannon, passed under the Last Will and Testament to Rebecca Strickland and Renika Strickland. 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, Rebecca Strickland, as Executrix of the Estate of Barbara Ann Cannon quitclaims to Rebecca Strickland, individually and Renika Strickland, as tenants in common, all right, title and interest in the following described real estate situated in Davidson County, Tennessee:

LAND in Davidson County, Tennessee, being the easterly 30 feet of Lot No. 16 and the westerly 5 feet of Lot No. 17 on the Map of the Bransford Realty Company Resubdivision of Part of Manlove Addition, as of record in Book 421, page 53, Register's Office for Davidson County, Tennessee.

SAID parts of said Lots front together 35 feet on the southerly side of Thompson Street and run back between parallel lines 157 feet, more or less, to an alley.

Being the same property conveyed to Barbara A. Cannon by Quitclaim Deed from Barbara A. Cannon and Detria Miller, sole heirs of the Estate of Artur L. Cannon, case no. 02P900. Register's Office for Davidson County, Tennessee, Instrument No. 20030821-0121408.

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

This is improved property known as 1717 Knowles Street, Nashville, TN 37208.

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

Witness my hand this 2 day of July, 2019.

Estate of Barbara Ann Cannon By:

Rebecca Strickland
REBECCA STRICKLAND, Executor

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 2nd day of July, 2019, before me personally appeared Rebecca Strickland, 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: 2-28-23

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