Karen Johnson Davidson County
Batch# 253630 DEEDQC
07/08/2019 09:07:21 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20190708-0066078

ADDRESS NEW OWNER:
Marcella McClain
714 Mays Chapel Rd.
Mt. Juliet, TN 37122

SEND TAX BILLS:
Same as above.

Map-Parcel No: 071-16-240.00

EXECUTOR DEED

MARCELLA McCLAIN, EXECUTRIX OF THE ESTATE OF ERNEST L. McCLAIN, DECEASED, by the power conferred by Letters Testamentary, State of Tennessee, Probate Court of Wilson County at Lebanon, Docket number 2016PR352, and every other power, conveys and quitclaims in accordance with the Last Will and Testament of Ernest L. McClain, in fee simple absolute unto **Marcella McClain**, hereinafter called the Grantee, her heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Land in Davidson County, TN, being Lots No. 203 and 204 on the Plan of Oakwood Park, of record in Book 421, Page 12, Register's Office for Davidson County, Tennessee.
>
> Said Lots Nos. 203 and 204 front 31 feet each of the westerly side of North Seventh Street, and run back between parallel lines, 165 feet to an alley.
>
> Being the same property conveyed to CB Investments, LLC by deed from Julian L. Bibb, Successor Trustee, of record in Instrument #20040330-0035415, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to Ernest McClain, a married man by Warranty Deed from CB Investments, LLC dated April 22, 2004, in Instrument No. 20040422-0045924, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to such limitation, restrictions and encumbrances of record as may affect the premises, including but not limited to the following:

All Easements, Restrictive Covenants and Conditions, and other matters of record including all items set out on any applicable plat of record.

This is improved property known as 1124 North 7th Street, Nashville, Tennessee 37207.

This instrument was prepared based on information furnished by parties. The preparer makes no representations or warranties as to the correctness thereof or the status of the title to the property described herein.

Witness my hand this 2nd of July, 2019.

Marcella McClain, Executrix

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Marcella McClain**, Executrix to me known to be the persons described in and who executed the foregoing instrument and acknowledged before me that he executed the same.

Witness my hand and official seal at office this 2nd day of July, 2019.

My Commission expires: _____ Notary Public

RUTH D. WAKEFIELD STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMMISSION EXPIRES JUNE 26, 2022

STATE OF TENNESSEE)
COUNTY OF WILSON)

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

Marcella McClain, Executrix Affiant

Subscribed and sworn to before me this 2nd day of July, 2019.

NOTARY PUBLIC

RUTH D. WAKEFIELD STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY MY COMMISSION EXPIRES JUNE 26, 2022

My Commission Expires: _____

This Instrument was Prepared By:

Yancy Belcher, Attorney
2306 N. Mt. Juliet Rd.
Mt. Juliet, TN 37122
(615) 773-2889