Karen Johnson Davidson County
Batch# 255112 DEEDQC
07/11/2019 08:29:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20190711-0067431

THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY
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Nashville, Tennessee 37215
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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

Patricia Searl
AFFIANT

Subscribed and sworn to before me this 11th **day of** June, **2019.**

Julia C. Hunt
Notary Public

STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020

My Commission Expires:

This transfer is exempt from real estate transfer tax pursuant to T.C.A. § 67-4-409(a)(6)(D).

Address of New Owner:	Send Tax Bills To:	Tax Map and Parcel No.:
Patricia A. Searl 2520 Stinson Road Nashville, TN 37214	-SAME-	Map 084-16 Parcel 094.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Patricia A. Searl, Executor of the Estate of Joel M. Leeman, deceased (the "decedent"), who died on December 1, 2018, in connection with the distribution of the estate of the decedent pursuant to the decedent's Will that was duly admitted to probate in Davidson County, Tennessee, on January 17, 2019, and recorded under Docket No. 19P-29 in the Seventh Circuit Court Clerk's Office (Probate Division) for said county, hereby releases, remises and quitclaims unto Patricia A. Searl, an unmarried person, all of the right, title and interest of the decedent and the decedent's estate in and to a certain tract or parcel of land in

the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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

WITNESS my hand this 11 day of June, 2019.

Patricia Searl Exr

Patricia A. Searl, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Patricia A. Searl, Executor, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 11th day of June, 2019.

Julia C. Hunt
Notary Public

My Commission Expires:

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 7, 2020

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 63 on the Map of Hargis Heights, of record in Book 974, page 82, Register's Office for said County.

Said Lot No. 63 fronts 75 feet on the northerly side of Stinson Road and runs back 242.2 feet on the westerly line and 235 feet on the easterly line, to a dead line on which it measures 75 feet.

Being the same property conveyed to Pillow V. Leeman by deed from Harold E. Stanford of record in Book 1316, Page 668, Register's Office for Davidson County, Tennessee.

Pillow V. Leeman died on July 31, 1986, and devised the subject property to Aileen McCutcheon Leeman by Will of record in Will Book 155, page 734, recorded in the Seventh Circuit Court Clerk's Office (Probate Division) for Davidson County, Tennessee, under Docket No. 78785.

Aileen McCutcheon Leeman subsequently died on September 30, 1989, and devised the subject property to Joel M. Leeman by Will of record in Will Book 168, Page 706, recorded in the Seventh Circuit Court Clerk's Office (Probate Division) for Davidson County, Tennessee, under Docket No. 93479.

Joel M. Leeman died on December 1, 2018, and devised the subject property to Patricia A. Searl by Will recorded in the Seventh Circuit Court Clerk's Office (Probate Division) for Davidson County, Tennessee, on January 17, 2019 under Docket No. 19-29.

This is improved property known as 2520 Stinson Road, Nashville, Tennessee 37214.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lindsay Hamada, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

