THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III
Watkins & McNeilly, PLLC
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Nashville, TN 37201
(615) 255-2191

Karen Johnson Davidson County
Batch# 274814 DEEDQC
08/21/2019 02:36:49 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20190821-0084092

QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID NUMBER:
J. HASKELL TIDMAN, JR. 1155 Crater Hill Dr. Nashville, TN 37215	SAME	12902003500

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is NONE.

J. HASKELL TIDMAN, JR.

SUBSCRIBED AND SWORN to before me by J. HASKELL TIDMAN, JR. this 20th day of August, 2019.

W. WARNER McNEILLY III NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMM. EXP. SEPT. 7, 2021

Notary Public
My Commission Expires: 9/7/21

WHEREAS, ANNETTE I. TIDMAN owned certain property in Davidson County, Tennessee at her death;

WHEREAS, Annette I. Tidman devised her interest in said property to J. Haskell Tidman, Jr. by her Last Will and Testament; and

Whereas the parties wish to document this testamentary transfer;

Now therefore, pursuant to the Last Will and Testament of Annette I. Tidman, duly probated in the Seventh Circuit Court of Davidson County, Tennessee, docket number 17P-1276, J. HASKELL TIDMAN, JR., EXECUTOR OF THE ESTATE OF ANNETTEE I. TIDMAN, hereinafter "GRANTOR," does hereby transfer, convey and quitclaim to J. HASKELL TIDMAN, JR. his heirs

and assigns, all of GRANTOR'S right, title and interest in certain property in Davidson County, Tennessee described on Exhibit A attached hereto and incorporated herein and incorporated herein by reference ("the property").

The Property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 20th day of August, 2019.

J. Haskell Tidman, Jr. Executor

J. HASKELL TIDMAN, JR., EXECUTOR OF
THE ESTATE OF ANNETTE I. TIDMAN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me J. HASKELL TIDMAN, JR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged himself to be the Executor of the Estate of Annette I. Tidman and that as such Executor he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this 20th day of August, 2019.

Notary Public
My Commission Expires: 9/7/21

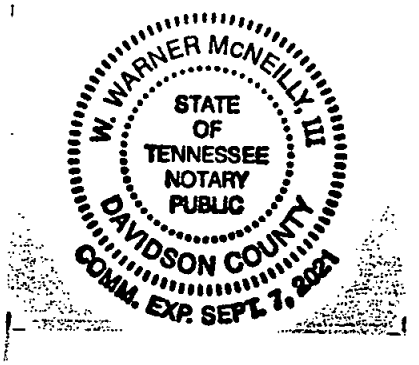


EXHIBIT A

Being Lot Number 944 and the northwesterly part of Reserved Parcel "A" on the plan of West Meade Farms, Inc., Section 12, as of record in Book 2331, Page 111, Register's Office for said County, being described separately as Tract Number 1 and Tract Number 2, as follows: Tract Number 1: Being Lot Number 944 on the Plan of West Meade Farms, Inc., Section 12, as of record in Book 2331, Page 111, Register's Office for said County. Said Lot Number 944 fronts 146 feet on the northeasterly side of Baskin Drive and runs back 386 feet on the northwesterly line and 338 feet on the southeasterly line, to a dead line in the rear on which it measures 205 feet. Tract Number 2: Being the northwesterly part of Reserved Parcel "A" on the Plan of West Meade Farms, Inc., Section 12, as of record in Book 2331, Page 111, Register's Office for said County, as follows: Beginning in the northeasterly margin of Baskin Drive at the common front corner of Lot Number 944 and said Reserved Parcel A; thence the southeasterly line of Lot Number 944, North 48 Degrees, 15' East 338 feet to a point; thence south 24 degrees, 12' east 80 feet to a point; thence south 49 degrees 36' west 319.7 feet to the northeasterly margin of Baskin Drive; thence along said drive in a northwesterly direction 66.2 feet to the beginning.

Being the same property conveyed to Annette I. Tidman by deed of record instrument 20100210-0010309, Register's Office of Davidson County, Tennessee.

The property address is 208 Baskin Drive, Nashville, Tennessee 37205.