Karen Johnson Davidson County
Batch# 295759 DEEDQC
10/03/2019 01:14:56 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20191003-0101301

THIS INSTRUMENT PREPARED BY:

LAW OFFICE OF DAVID A. CHILDRESS
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

THIS CONVEYANCE IS EXEMPT FROM THE TRANSFER TAX UNDER T.C.A. SECTION 67-4-409(a)(3)(D)

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Patricia M. Walton 2058 Hunterwood Dr. Brentwood, TN 37027	New Owner	093-15-230.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that PATRICIA M. WALTON, as Personal Representative of the Estate of Jack D. Walton, Jr., deceased (the "Decedent"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the Estate of the Decedent pursuant to the Decedent's Will which was duly admitted to probate in the Chancery Court for Williamson County, Tennessee (Docket No. P10467), hereby remises, releases and quitclaims unto PATRICIA M. WALTON, her heirs and assigns, 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 situated in Davidson County, Tennessee, more particularly described as follows:

SEE ATTACHED EXHIBIT A

This is improved property known as 1010 4th Avenue South, Nashville, Tennessee 37201.

This instrument and the interest hereby released and quitclaimed are subject to the same limitations, restrictions and encumbrances as may affect the premises.

This description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and quitclaimed herein.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS my hand this 30 day of September 2019.

Patricia M Walton

PATRICIA M. WALTON
Personal Representative

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, PATRICIA M. WALTON, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the court appointed Personal Representative for the Estate of Jack D. Walton, Jr. and that she as such Personal Representative, being authorized to do so, executed the foregoing instrument for the purpose therein contained, by signing her name as Personal Representative.

WITNESS my hand, at office, this 30th day of September 2019.

David A. Childress

Notary Public

DAVID A. CHILDRESS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 5/9/23

EXHIBIT A

BEING the southerly 16 feet of Lot No. 86 and the northerly 17 feet of Lot No. 87 on the Plan of Isaac Paul's Addition to Nashville, as of record in Plan Book 1, Page 134, Chancery Court at Nashville.

SAID parts of Lots Nos. 86 and 87 front together 33 feet on the easterly side of 4th Avenue South, formerly Cherry Street, and run back between parallel lines 135 feet, more or less, to an alley.

BEING the same property conveyed by Warranty Deed from James Easley, single, to Jack D. Walton, Jr., dated October 14, 1986, of record in Book 7009, Page 126, Register's Office for Davidson County, Tennessee. The said Jack D. Walton, Jr. having since died on or about June 10, 2018.

This description is the same as used in the last deed of record.