LLG-0656

Karen Johnson Davidson County
Batch# 304071 DEEDQC
10/22/2019 10:37:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191022-0108089

THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

This deed is prepared with information provided by the client/owner and without the benefit of a title search and/or examination.

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Peggy A. Prowell 906 Blue Ridge Dr. Nashville, TN 37207	Same	071 16 0 091.01

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Peggy A. Prowell, unmarried,** by these presents does hereby quitclaim and convey unto **Peggy A. Prowell, unmarried, Tara M. Prowell, unmarried, William M. Prowell, married, Osric L. Prowell, married, and Eric T. Prowell, married, tenants in common with right of survivorship,** their heirs, successors and assigns, her right, title and interest in and to the following described tract of land:

Being the easterly part of the westerly 170 feet of Lot No. 64 on the Map of T. I. Ward Resubdivision of lots in Williams and Hayes Company, Belleview Plan, as of record in Book 974, page 48, Register's Office for Davidson County, Tennessee, described according to a survey made October 8, 1963, by E.L. Miller, Jr. & Company, as follows:

Beginning at a point in the northerly margin of Blue Ridge Drive, formerly Peachtree Street, 520 feet from the easterly margin of Montgomery Street, the southwest corner of the lot herein conveyed, said part of said lot fronts 60 feet on the northerly side of Blue Ridge Drive and runs back between parallel lines, 200 feet on the easterly and westerly lines, to a dead line in the rear, on which it measures 60 feet.

Being the same property conveyed William M. Prowell and wife, Peggy A. Prowell, by Warranty deed from Maxwell G. Horkins, Jr. and wife, Jo Ann N. Horkins, of record in Book 4509, Page 669, Register's Office for Davidson County Tennessee, dated 06/01/1971 and recorded on 06/10/1971.

William M. Prowell having since died on March 1, 2019.

Being also known as 911 Blue Ridge Dr., Nashville, TN 37207.

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration for this transfer is $ 0.00.

Subscribed and sworn to before me this the
21 day of October 2019.

Affiant

My commission expires:
(Affix Seal)

Notary Public

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 21 day of October 2019.

Peggy A. Prowell

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **Peggy A. Prowell**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

.

Witness my hand and seal this the 18th day of October, 2019.

Notary Public

My Commission Expires:

KELLY RAY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-05-2021

True Copy Certification

I, **Angie Lawless**, 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.

Signature

State of **TN**
County of **Davidson**

Personally appeared before me, **J. Brandon Miller**, a notary public for this county and state, **Angie Lawless** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 5-2-22

J. BRANDON MILLER
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-02-2022