THIS INSTRUMENT PREPARED BY:
W. Warner McNeilly, III, Esq.
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214 Second Ave. North, Suite 300
Nashville, TN 37201-1638

Karen Johnson Davidson County
Batch# 341264 DEEDQC
01/09/2020 04:09:01 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20200109-0003404

ADMINISTRATORS' QUITCLAIM DEED

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL ID #:
MELISSA ECKSTEIN-HARMON, et al. 3009 Burlington Pass Franklin, TN 37069	SAME	11813020600

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is NONE.

Melissa Eckstein-Harmon
MELISSA ECKSTEIN-HARMON

SUBSCRIBED AND SWORN to before me by MELISSA ECKSTEIN-HARMON this 23 day of December, 2019.

JAMES G. SWINEFORD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-6-2022

James G. Swineford
Notary Public
My Commission Expires: 9/6/2022

Whereas, Emmeline S. Eckstein owned certain property in Davidson County, Tennessee at her death;

Whereas, Emmeline S. Eckstein died intestate; and

Whereas the heirs at law of Emmeline S. Eckstein are her daughters Melissa Eckstein-Harmon and Sarah E. Rhoades;

Now therefore, pursuant to the Tennessee laws of intestacy, Melissa Eckstein-Harmon and Sarah E. Rhoades, Co-Administrators of the Estate of Emmeline S. Eckstein duly appointed by the Seventh Circuit Court of Davidson County, Tennessee, docket number 19P-2141, hereinafter "GRANTOR," does hereby transfer, convey and quitclaim, 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 by reference ("the Property") as follows:

(i) A one-half (1/2) undivided interest in the Property to MELISSA ECKSTEIN-HARMON, her heirs and assigns as a tenant in common; and

(ii) A one-half (1/2) undivided interest in the Property to SARAH E. RHOADES her heirs and assigns as a tenant in common.

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

WITNESS our hands this _____ day of _____, 2019.

Melissa Eckstein-Harmon

MELISSA ECKSTEIN-HARMON, Co-Administrator of the Estate of Emmeline S. Eckstein

Sarah E. Rh

SARAH E. RHOADES, Co-Administrator of the Estate of Emmeline S. Eckstein

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me MELISSA ECKSTEIN-HARMON, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she is a Co-Administrator of the Estate of Emmeline S. Eckstein, and that as such Co-Administrator she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 23 day of December, 2019.

JAMES G. SWINEA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 9-6-2022

James G. Swinea

Notary Public
My Commission Expires: 9/6/2022

STATE OF TENNESSEE)
COUNTY OF _____)

Personally appeared before me SARAH E. RHOADES, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), who acknowledged that she is a Co-Administrator of the Estate of Emmeline S. Eckstein, and that as such Co-Administrator she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 2nd day of January, 2019.

Cheryl L Hazlett

Notary Public
My Commission Expires: 9-06-2022 9-06-2022

CHERYL L. HAZLETT
Notary Public
State of Colorado
Notary ID # 20184035537
My Commission Expires 09-06-2022

EXHIBIT A

A certain tract or parcel of land lying and being situated in Davidson County, Tennessee, and being more particularly described below:

Being the westerly 52.5 feet of Lot No. 97 and the easterly 10 feet of Lot No. 98 on the Map of Woodmont Boulevard, Section of Marengo Park, as of record in Book 1130, page 2, Register's Office for said County.

Said parts of said lots adjoin and front together 62.5 feet on the southerly side of Gen. John B. Hood Trial and run back between parallel lines 172 feet to a dead line.

Being the same property conveyed to Emmeline S. Eckstein by deed of record in Book 7575, page 657, R.O.D.C., Register's Office of Davidson County, Tennessee.

The property address is 917 Winston Place, Nashville, TN 37204.