Karen Johnson Davidson County
Batch# 353358 DEEDQC
02/04/2020 02:03:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20200204-0013042

THIS INSTRUMENT PREPARED BY:

ANNA E. VASQUEZ
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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

AFFIANT

Subscribed and sworn to before me this the 31st day of January, 2020.

Notary Public

KATELYN ZUMBRO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

My Commission Expires: 1-3-2023

This transfer is exempt from real estate transfer tax pursuant to Tennessee Code Annotated Section 67-4-409(a)(3)(D).

Address of New Owner(s):	Send Tax Bills To:	Parcel Identification No.:
Alma Gail Lee, Diane Prosser, and Paul Young 3021 Ned Shelton Road Nashville, TN 37217	Alma Gail Lee 504 Liberty Dr. Smyrna, TN 37167	135 00 0 185.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Alma Gail Lee, Executrix of the Estate of Lucille Young, deceased, (the "decedent"), who died on August 24, 2018, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, 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 that was duly admitted to probate in Davidson County, Tennessee, Docket Number 20P-1, Probate Court Clerk's Office for said county, hereby releases, remises and

quitclaims unto Alma Gail Lee, Diane Prosser and Paul Young, as tenants-in-common, 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.

A new legal description was not prepared for this transaction. The property description is the same as the previous instrument of record.

WITNESS my hand this 31st day of January, 2020.

Alma Gail Lee, Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Alma Gail Lee, Executrix, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31st day of January, 2020.

Notary Public

My Commission Expires: 1-3-2023

KATELYN ZUMBRO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-3-2023

EXHIBIT A

Legal Description

Land lying in the 2nd Civil District of Davidson County, Tennessee, in the vicinity of Smith Springs Road and described according to a copy of a survey made for Joe E. Stark on April 30, 1959 by Geo. W. Watkins, Surveyor and being designated as Tract II, thereon, as follows:

Beginning at a point in the west margin of Steele Road or Ned Shelton Road at the corner of Tracts 1 and 2, being 220 feet north from an iron pin set at the northeast corner of the property conveyed to Robert A. Taylor by deed of record in Book 2197, page 264, Register's Office for said County, which said pin is on the south side of an old road bed; thence with the margin of Steele Road or Ned Shelton Road, north 5° 15' east 200 feet to a point, a corner of Tract 3: thence with the line between Tracts 2 and 3, north 89° 15' west 445 feet to an iron pin in the line of a 10.29 acre tract shown on said survey; thence with the line of the same, south 3° west 200 feet to an iron pin at the corner of Tract 1: thence with the line between Tracts 1 and 2, south 89° 15' east 418.3 feet to the point of beginning, containing 2 acres, more or less.

Being the same property conveyed to Willie J. Young and wife, Lucile C. Young by deed from Joseph E. Stark and wife, Frances C. Stark, of record in Deed Book 3317, page 123, Register's Office for Davidson County, Tennessee. Lucile C. Young and Lucille Young are one and the same person. Willie J. Young predeceased Lucille Young on September 09, 2013. Lucille Young subsequently died on August 24, 2018 and devised her entire interest in the subject property to Alma Gail Lee, Diane Prosser, and Paul Young by Will recorded in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Clerk's Office on January 16, 2020 under Docket No. 20P-1.

This is improved property known as 3021 Ned Shelton Road, Nashville, Tennessee 37217.

CERTIFICATE OF AUTHENTICITY

I, Anna E. Vasquez, 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.

Anna E. Vasquez

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lindsay Hamada, a notary public for this county and state, Anna E. Vasquez, 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)

