Karen Johnson Davidson County
Batch# 434519 DEEDQC
07/10/2020 08:07:02 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200710-0075077

THIS INSTRUMENT PREPARED BY:	This transfer is exempt from real estate transfer tax pursuant to Tennessee Code Annotated Section 67-4-409(a)(3)(D).
Brian S. Shelton Carter Shelton Jones, PLLC 2021 Richard Jones, Suite 240 Nashville, Tennessee 37215	

Address of New Owner(s):	Send Tax Bills To:	Tax Map and Parcel Nos.:
Alda Margaret Elaine Melnek 1946 Old Hickory Boulevard Brentwood, TN 37027	-SAME-	150 10 0 005.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Alda Margaret Elaine Melnek, Executor of the Estate of Watkins Crockett Melnek, Jr., deceased, (the "decedent"), who died on June 30, 2019, 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, Seventh Circuit Probate Court Clerk's Office, Case No 19P-1396, for said county, hereby releases, remises and quitclaims unto ALDA MARGARET ELAINE MELNEK, 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.

WITNESS my hand our hands this 9th day of July, 2020.

Alda M. E. Melnek

Alda Margaret Elaine Melnek, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Alda Margaret Elaine Melnek, Executor, 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 9 day of July, 2020.

Notary Public

My Commission Expires: 11/6/2021



EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Lot No. 11, on the Plan of Forrest Trails of record in Book 3700, Page 25, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Watkins Crockett Watson, Jr. by (i) deed dated April 7, 1999 of record in Deed Book 11431, Page 838, Register's Office of Davidson County, Tennessee and (ii) deed dated March 23, 1999 of record in Deed Book 11431, Page 843, Register's Office of Davidson County, Tennessee.

Watkins Crockett Watson, Jr. subsequently died on June 20, 2019 and devised his entire interest in the subject property to Alda Margaret Elaine Melnek by Will admitted to probate in the Seventh Circuit Clerk's Office (Probate Division) on August 8, 2019, under Docket No. 19P-1396.

This is improved property known as 1946 Old Hickory Boulevard, Brentwood, TN 37027