This Instrument Prepared By:
J. Timothy Street - Attorney at Law
236 Public Square – Ste 103
Franklin, TN 37064
PH: (615) 791-1819
jtstreet@johnstonandstreet.com

Karen Johnson Davidson County
Batch# 479889 DEEDQC
09/21/2020 11:49:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200921-0107955

This instrument was prepared solely upon the information provided by the parties with no title examination being made, and the parties hereto hold JOHNSTON & STREET, PLLC, and J. Timothy Street, Attorney at Law, harmless from any and all liability in connection herewith.

NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL:**
Robert A. Miles 1516 Mock Orange Circle Nashville, Tennessee 37217	SAME	135-14-B-5 CO

EXECUTOR'S QUITCLAIM DEED

Evelyn W. Brannon, died on March 26, 2020, leaving a Will dated September 19, 2014. The Will was admitted to probate on April 28, 2020, in the Probate Court for Davidson County, Tennessee, and assigned Docket Number 20P548. Said Will named Robert A. Miles as Executor. The Executor is duly qualified. All debts of the decedent have been paid. The Executor, by signing this Deed, releases any right he has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the Will of Evelyn W. Brannon, Robert A. Miles, Executor, quitclaims to **Robert A. Miles, *individually***, his successors and/or assigns, all right, title and interest in and to the following described real estate located in **Davidson County, Tennessee**, to-wit:

> Being Lot No. 5 on the Plat of Phase One, Ransom Place Subdivision of record in Book 6900, pages 922-924, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same property conveyed to Evelyn W. Brannon by deed from The Revocable Trust of Evelyn W. Brannon, dated September 19, 2014 and being recorded on September 30, 2014 at 09:16 am, as Instrument No. 20140930-0089796, in the Register's Office for Davidson County, Tennessee.

This is property is known as: **1516 Mock Orange Circle, Nashville, Tennessee 37217.**

This transfer is by Quitclaim and we make no warranties about the title.

WITNESS my hand at Franklin, Tennessee this 21st day of Sept., 2020.

ESTATE OF EVELYN W. BRANNON

By: _____

ROBERT A. MILES / Executor

STATE of TENNESSEE
COUNTY of WILLIAMSON

Before me, the undersigned Notary Public, within and for the County and State aforesaid, personally appeared **Robert A. Miles**, with whom I am personally acquainted, [*or proved to me on the basis of satisfactory* evidence], and who, upon oath, acknowledged himself to be the **Executor of the Estate of Evelyn W. Brannon**, the within named bargainor, **(Davidson County Probate Court No. 20P548)**, and that he, as such Executor, executed the foregoing instrument for the purposes therein contained, by signing the name of the **Estate of Evelyn W. Brannon** by himself as Executor.

WITNESS my hand, at office, this 21st day of Sept., 2020.

TRACIE D. HOSS STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

_____
NOTARY PUBLIC

My Commission Expires: 02-20-23

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater for this transfer is $-0- Dollars.

_____
AFFIANT

Sworn to and subscribed before me this 21st day of Sept., 2020.

TRACIE D. HOSS STATE OF TENNESSEE NOTARY PUBLIC COUNTY

_____
NOTARY PUBLIC

My Commission Expires: 02-20-23

I, Thomas N. Jones, 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.

THOMAS N. JONES

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Leigh Anne Sailors, a notary public for this county and state, Thomas N. Jones, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY PUBLIC

My Commission Expires: 08/07/2022

