Karen Johnson Davidson County
Batch# 484709 DEEDQC
09/28/2020 02:21:15 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200928-0111476

**THIS INSTRUMENT PREPARED BY:**
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Watkins & McNeilly, PLLC
214 Second Ave. North, Suite 300
Nashville, TN 37201-1638

# EXECUTOR'S QUITCLAIM DEED

| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | Parcel ID#: |
|---|---|---|
| ANGELA PROCTOR<br>320 Delvin Dr.<br>Nashville, TN 37211 | SAME | 16201004900 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is NONE.

Steven D. Glassco
STEVEN D. GLASSCO, EXECUTOR

SUBSCRIBED AND SWORN to before me by STEVEN D. GLASSCO, EXECUTOR this 9 day of September, 2020.

Notary Public
My Commission Expires: 08-22-2022

Whereas, Martha G. Hammonds died owning certain real property in Davidson County Tennessee;

Whereas, said real property is made part of her probate estate pursuant to T.C.A. §31-2-103 by the Last Will and Testament of Martha G. Hammonds, duly probated in the Seventh Circuit Court of Davidson County, Tennessee, docket number 19P-1516;

Now, Therefore, I STEVEN D. GLASSCO, EXECUTOR OF THE ESTATE OF MARTHA G. HAMMONDS, hereinafter "Grantor," do hereby quitclaim and by these presents do transfer and convey unto ANGELA PROCTOR, her heirs and assigns, all of Grantor's right, title and interest in and to that certain tract or parcel of real property located in Davidson County, Tennessee described as follows:

Being Lot No. 29 on the Plan of Addition to Southwood, of record in Book 2900, page 65, Register's Office of Davidson County, Tennessee, more particularly described as follows:

Said Lot No. 29 fronts 120 feet on the northeasterly margin of Delvin Drive and runs back between lines measuring 325.77 feet on the northwesterly side and 249.71 feet on the southeasterly side to a broken line in the rear on which it measures 185.24 feet.

Being the same property conveyed Joe W. Hammonds and wife Martha G. Hammonds by deed of record in Book 3785, Page 795, Register's Office for Davidson County, Tennessee. Joe W. Hammonds died on July 12, 2007 and his interest in the Property vested in his wife Martha G. Hammonds.

This conveyance is made subject to the following:

1. 70-foot setback line from Delvin Drive, a 10-foot easement along the rear line of lot for public utilities, a 2.5.x 20-foot anchor easement at the southwest corner of lot, as of record in Book 2900, Page 65, Register's Office for Davidson County, Tennessee.

2. Restrictions contained in Book 3000, Page 363 Register's Office of Davidson County, Tennessee.

3. All other limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand, this 9 day of September, 2020.

STEVEN D. GLASSCO, EXECUTOR OF THE ESTATE OF MARTHA G. HAMMONDS

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me STEVEN D. GLASSCO, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Executor of the Estate of Martha G. Hammonds and that as such Executor he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 09 day of Sep, 2020.

Notary Public
My Commission Expires: 08-22-2022