THIS INSTRUMENT PREPARED BY:
Robert G. Wheeler, Jr.
The Law Office of Robert G. Wheeler, Jr.
P.O. Box 211
Goodlettsville, TN 37070-0211

Karen Johnson Davidson County
Batch# 510374 DEEDQC
11/09/2020 10:10:02 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20201109-0131136

EXECUTOR'S QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills To:	Map & Parcel Number
Ernest Leon Kimble 603 Hamblen Drive Madison, TN 37115	Same as New Owner	11D 34325 42-12-52

Mary Elizabeth O'Saile, hereinafter referred to as "Decedent", died on September 27, 1992, leaving a Will dated January 14, 1991. The Will was admitted to Probate on November 5, 1992 in the Probate Court for Davidson County, Tennessee, Rule Number 100-100. The Will named Ernest Leon Kimble and wife, Darlene Kimble as Co-Executors. The Co-Executors are duly qualified. All debts of the Decedent have been paid. The Tennessee Inheritance Tax clearance has been received and is attached hereto. The Co-Executors, by signing this Deed, releases any right the Co-Executors have to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the Will of Mary Elizabeth O'Saile, Ernest Leon Kimble and wife, Darlene Kimble, Co-Executors, quitclaims to Ernest Leon Kimble, individually, all right, title and interest in the following described real estate in Davidson County, Tennessee:

> Land in Davidson County, Tennessee, being the northerly 125 feet of Lot No. 15 on the Map of the W.W. Gray Plan of Lots at Madison, Tennessee, as of record in Book 974, page 22, Register's Office for said County.
>
> Said part of Lot No. 15 fronts 100 feet on the southerly side of Melrose Avenue and runs back between parallel lines 125 feet to a dead line.
>
> Being the same property conveyed to Lelburn C. O'Saile and wife, Mary E. O'Saile by deed dated May 18, 1990, from Phyllis Irene Williams Koenig, joined by her husband, Richard D. Koenig, of record in Book 8112, page 688, Register's Office for Davidson County, Tennessee.

And the said Lelburn C. O'Saile died in June, 1990, at which time the property became vested in his widow, Mary E. O'Saile, in fee simple.

This is improved property known as 503 Charles Drive, Madison, TN 37115.

The property description, as contained herein, is the same as that contained in the previous deed of record.

This transfer is by quitclaim and the undersigned makes no warranties about the title.

WITNESS our hands on the day and date acknowledged below.

ESTATE OF MARY ELIZABETH O'SALIE

By: Ernest Leon Kimble
Ernest Leon Kimble, Co-Executor

By: Darlene Kimble
Darlene Kimble, Co-Executor

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ernest Leon Kimble, and wife, Darlene S. Kimble, Co-Executors, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 4th day of November, 2020.

ROBERT G. WHEELER JR. STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

My Comm. Expires Aug. 21, 2023

Robert G. Wheeler Jr.
NOTARY PUBLIC

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE, the tax being exempt under the provisions of T.C.A. Section 67-4-409(a)(3)(D).

Ernest Leon Kimble
AFFIANT

Sworn to and subscribed before me this the 4th day of November 2020.

ROBERT G. WHEELER JR.
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

My Comm. Expires Aug. 21, 2023

Robert G. Wheeler Jr.
NOTARY PUBLIC