Prepared By

Name: Terry Lynn Hutchison
Address: 1304 Cedarbend Court
State: TN Zip Code: 37122

After Recording Return To

Name: Miriah Ember-Lee Hutchison
Address: 113 East Campbell Road
State: TN Zip Code: 37115

Send Tax Bills To:
Miriah E. Hutchison
113 E. Campbell Rd.
Madison, TN
37115

Space Above This Line for Recorder's Use

QUIT CLAIM DEED

Karen Johnson Davidson County
Batch# 514027 **DEEDQC**
11/10/2020 02:26:11 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20201110-0132620

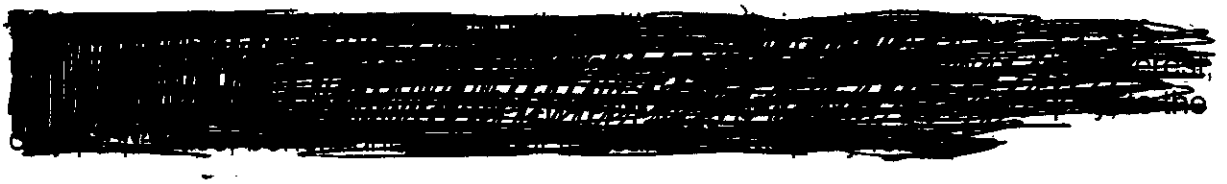
STATE OF TENNESSEE

DAVIDSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ONE DOLLAR ($1.00) in hand paid to Terry Lynn Hutchison, a family member (uncle), residing at 1304 Cedarbend Court, County of Wilson, City of Mount Juliet, State of Tennessee (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Miriah Ember-Lee Hutchison, a family member (niece), residing at 113 East Campbell Road, County of Davidson, City of Madison, State of Tennessee (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Davidson County, Tennessee, to-wit:

Parcel ID: 04204005800, Parcel Address: 113 East Campbell Road, Madison, TN 37115 Legal Description: LOT PT 29 BRANSFORD REALTY CO AMQUI SUBD Current Source of Title: # 20101001-0078718

[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]



Grantor's Signature

Terry Lynn Hutchison
Grantor's Name

1304 Cedarbend Court
Address

Mount Juliet, TN 37122
City, State & Zip

Grantee's Signature

Miriah Ember-Lee Hutchison
Grantee's Name

113 East Campbell Road
Address

Madison, TN 37115
City, State & Zip

In Witness Whereof,

Witness's Signature

Witness's Name

Address

City, State & Zip

Witness's Signature

Witness's Name

Address

City, State & Zip

STATE OF Tenn)

COUNTY OF Davidson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Terry Hutchison & Miriah Hutchison whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 4 day of Nov., 2020.

Notary Public

RANDALL J. HEFLIN JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MARCH 06, 2024

My Commission Expires: 3.6.24

BILL GARRETT, Davidson County
Trans:T20100062242 DEEDOC
Recvd: 10/01/10 15:46 4 pgs
Fees:22.00 Taxes:0.00
[redacted]
20101001-0078718

This Instrument Prepared By:
WILLIAM E. GRIFFITH
ATTORNEY AT LAW
1308 ROSA L. PARKS. BLVD
Nashville, TN 37208

New Owners: Michael Ray Hutchison
1014 Falls Avenue
Madison, TN 37155

Terry Lynn Hutchison
105 Rosewood Ct.
Hendersonville, TN 37075

Map& Parcel No: 04204005800

Send tax notice to:
Michael Ray Hutchison
1014 Falls Avenue
Madison, TN 37115

EXECUTOR'S QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollars ($1) and other good and valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Michael Ray Hutchison, Executor, does hereby convey, transfer, remise, release, relinquish and quitclaim unto Grantees, all of Grantor's right, title and interest in and to the following real estate having an address of on 113 East Campbell Road, Madison, Tennessee 37115.

Robert Lee Hutchison died on November 1, 2006, leaving a will dated May 15, 2005. The will was admitted to probate on July 2, 2007 in the Probate Court, Davidson County, Tennessee, Docket Number 07P954. The will named Michael Ray Hutchison as executor. The executor is duly qualified. All debts of the decedent have been paid. A Tennessee Inheritance Tax Waiver has been received and a copy is attached as Exhibit A. The executor by signing this Deed releases any right the executor has to recover this property in the event of the subsequent insolvency of this estate. Michael Ray Hutchison, Executor of the Estate of Robert Lee Hutchison, quitclaims to Michael Ray Hutchison and Terry Lynn Hutchison all right, title and interest in the following described real estate in Davidson County, Tennessee:

Being west 65 feet of the East 120 feet of Lot No. 29 in Bransford Realty Company's

Amqui Subdivision, as of record in Book 421, Pages 38 and 39, Registers' Office of said county.

Said part of said Lot No. 29 fronts 65 feet on the south side of Fanning Driveway, now Campbell Road, and runs back 484 feet more or less on the westerly line and 485 feet more or less on the easterly line, to the northerly margin of Amqui Road, and measures 65 feet thereon.

Being the same property conveyed to Robert Lee Hutchison and Sybil Jean Hutchison, by deed from Andrew Gregory et ux., as of record in Book 3641, Page 635, Registers' Office for Davidson County, Tennessee.

Sybil Jean Hutchison's interest was removed by way of a Final Decree of Divorce in the Probate Court for Davidson County, Tennessee, case 56999 which was recorded in Book 7697, Page 995.

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

KAREN JOHNSON
REGISTER OF DEEDS

www.nashville.gov/rod

PO Box 196398
Nashville, TN 37219-6398
(615) 862-6790 phone
(615) 880-2039 fax

The following oath of consideration is required on all deeds transferring property:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or true value, whichever is greater for this transfer is $1.00.

Miriah Hutchison
Affiant

Subscribed and sworn before me, this 10 day of November, 20 22.

Notary

MELQUISEDEC ASCENCIO AYALA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Mar. 7, 2023