Karen Johnson Davidson County
Batch# 547006 DEEDQC
01/05/2021 01:03:48 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210105-0001651

Prepared by and Return to:

Tommy C. Estes
MANIER & HEROD, a Tennessee Professional Corporation
1201 Demonbreun Street, Suite 900
Nashville, Tennessee 37203
(615) 742-9315

PERSONAL REPRESENTATIVE'S QUITCLAIM DEED

ADDRESS OF OWNER: SEND TAX BILLS TO: MAP/PARCEL

Jackie G. Johnson (Same) Map - 118-6
Harmony at Brentwood Parcel- 35
9045 Church Street East, # 313
Brentwood, TN 37027

Bobby G. Johnson (a/k/a Bobby Gene Johnson) (hereinafter referred to as the "Decedent") died on December 20, 2019, leaving a Last Will and Testament dated September 27, 2006. The Last Will and Testament was admitted to probate on November 24, 2020 in the Chancery Court for Williamson County, Tennessee, Probate Division, and assigned the case number 20PR-11325. The Personal Representative, Jackie Golden Johnson (a/k/a Jackie G. Johnson), is duly qualified. Debts of the Decedent have been paid. The Personal Representative, by signing this Personal Representative's Quitclaim Deed, releases any right the Personal Representative has to recover this property in the event of the insolvency of Decedent's estate.

THEREFORE, IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, Jackie Golden Johnson, Personal Representative of the Estate of Bobby Gene Johnson (hereinafter referred to as "Grantor"), by these presents and for the purpose of administering said estate, does hereby quitclaim and convey unto Jackie G. Johnson, individually, (hereinafter referred to as "Grantee"), her successors and assigns, any and all right, title, and interest in and to the following described property located in Davidson County, Tennessee, to-wit:

Land and improvements in Davidson County, Tennessee, being Lot No 49 in Sidco Subdivision, Section III, of record in Plat Book 2663, page 41, Register's Office for said County.

Said Lot 49 fronts 115.0 feet on the West side of Foster Creighton Drive and extends back between parallel lines 210.0 feet to a dead line in the rear, on which it measures 115.0 feet.

Being the same property conveyed to Bobby G. Johnson and wife, Jackie G. Johnson, by Deed from Fred Horrell of record in book 8260, page 338, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Bobby G. Johnson by Deed from Jackie G. Johnson of record in book 8836, page 625, Register's Office, Davidson County, Tennessee

This is improved property known as: 2963 Foster Creighton Drive, Nashville, in Davidson County, TN, 37204.

The legal description stated above has been taken from the prior Quitclaim Deed conveying the interest in said property to the Decedent. The draftsperson assumes no liability as to the accuracy thereof. This transfer is by quitclaim and Grantor makes no warranties about the title. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS MY HAND this 14th day of December, 2020.

ESTATE OF BOBBY GENE JOHNSON,-GRANTOR

By: Jackie Johnson

Jackie Golden Johnson,
Personal Representative

STATE OF TENNESSEE)
COUNTY OF Williamson

Personally appeared before me Tommy C. Estes, a Notary Public of this County, Jackie Golden Johnson, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Personal Representative of the Estate of Bobby Gene Johnson and that she executed the within instrument for the purposes therein contained for and on behalf of said estate.

WITNESS MY HAND, at office, this 14th day of December, 2020.

Tommy C. Estes

Notary Public
My Commission Expires: 05-07-2024

TOMMY C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES MAY 07, 2024

This conveyance is exempt from Tennessee recordation tax pursuant to Tennessee Code Annotated, Section 67-4-409(a)(3)(D).

4850-1340-1300