Karen Johnson Davidson County
Batch# 599468 DEEDQC
03/24/2021 11:54:38 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20210324-0038871

Prepared By Charles M. Duke, Esq.
1222 16th Avenue, South
Suite 12
Nashville, Tennessee 37212

EXECUTOR'S DEED

FOR AND IN VALUABLE CONSIDERATION I, Jeffrey Todd Goodman, Executor of the Estate of Mary Louise Goodman, who died on the 12th day of February, 2019, and whose Estate and Will are filed in the Probate Court of Davidson County, Tennessee, under docket number 19P-1980, in order to carry out the terms of said Will, and to transfer the property of Mary Louise Goodman, deceased, to her Heirs at Law, do hereby quitclaim, transfer and convey unto Jeffrey Todd Goodman, his heirs and assigns, the real estate located in Davidson County, Tennessee, described as follows:

See Attached Property Description (Exhibit A Hereto)

Being part of the property conveyed to Thomas D. Goodman and wife, Louise M. Goodman, by Deed of record in Book 4023, Page 444 of record in the Register's office for said county.

The said described real estate unto said Grantee, his heirs and assigns, forever. As Grantor, I covenant that I am lawfully seized and possessed of said described real estate; that I have good right and lawful authority to sell and convey the same; that the title thereto is clear, free and unencumbered and, as Executor, I will forever warrant and defend the same against all lawful claims of all persons claiming by or through me, as Executor, but not otherwise.

IN WITNESS WHEREOF I have hereunto set my hand on this 13th day of October, 2020.

ESTATE OF MARY LOUISE GOODMAN
Deceased

JEFFREY TODD GOODMAN
Executor

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public in and aforesaid state and county, the within named JEFFREY TODD GOODMAN, with whom I am personally acquainted, or who proved to me on the basis of satisfactory evidence to be such, and who acknowledged to me that he executed the within and foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville Tennessee, this the 13th day of October, 2020.

Lisa A. Miller
Notary Public

My Commission Expires: July 9, 2022

LISA A MILLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: JULY 9, 2022

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred whichever is greater is $0.00 by Will,, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Subscribed and sworn to before me this 13th day of October, 2020.

Notary Public

My Commission Expires: July 9, 2022.

LISA A MILLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: JULY 9, 2022

Address of new owner and tax bills to:

Mr. Jeffrey Todd Goodman
6518 Firestone Court
Nashville, Tennessee 37209

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 815, on the Plan of Charlotte Park, Section 22, as of record in Book 3700, Pages 67 and 68, Register's Office for said County, described as follows:

BEGINNING at a point in the southerly margin of Firestone Court, common corner of Lots Nos. 815 and 816; thence with the line between said two lots southeasterly 107.1 feet; thence south 40° 43' west 201.20 feet to a point in the northeasterly line of Lot 818; thence with the line between Lots Nos. 815 and 818 north 31° 33' west 83.8 feet to a concrete monument; thence northeasterly with the line between Lots Nos. 814 and 815, 177.0 feet to a point in the southerly margin of Firestone Court; thence with the curve of Firestone Court easterly 55.52 feet to the point of beginning.

BEING the same property conveyed to Alvin W. Terrell & Son, Inc., by deed from Consolidated Developments, Inc., of record in Book 4022, Page 163, said Register's Office.

Map 182-4
Parcel 190