BOX #14

File #4837-2

QUITCLAIM DEED

Karen Johnson Davidson County
Batch# 643472 DEEDQC
05/25/2021 10:07:35 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210525-0070511

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0- .

Barbara Soncek
Affiant

Subscribed and sworn to before me, this the 24th day of May, 2021.

Katherine Goodson
Notary Public

My commission expires: Jan. 3, 2023

(AFFIX SEAL)

KATHERINE GOODSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
Attorneys Title Company, Inc.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Barbara Jean Soncek	**"New Owner"**	**14802000400**
221 Margo Lane		
Nashville, TN 37211		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Barbara Jean Soncek, un-remarried widow, as the sole Heir-At-Law of Kenneth M. Swain

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Barbara Jean Soncek, unmarried

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 121 on the Plan of Section IV, Haywood Acres, as of record in Book 2900, Page 91, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Kenneth M. Swain, an unmarried person, and Lucy Swain, a married person, joint tenants with rights of survivorship, by Warranty Deed dated September 15, 1999, from Joy G. Downs, unmarried, of record in Book 11671, Page 871, Register's Office for Davidson County, Tennessee. The said Lucy Swain's interest was further conveyed to Kenneth M. Swain by Quitclaim Deed dated November 2, 2006, by Wayne W. Wilson, acting as Special

Conservator for Lucy Swain, a protected individual, pursuant to that certain Probate File No. 99-613200-CA, filed in the Probate Court of Wayne County, Michigan, of record in Instrument No. 20061204-0149029, said Register's Office.

THE said Kenneth M. Swain died intestate on September 13, 2019. Barbara Jean Soncek was determined to be the sole heir-at-law by Affidavits of Heirship of record in Instrument No. 20200916-0105807 and in Instrument No. 20200916-0105808, Register's Office for Davidson County, Tennessee, being the spouse of the said Kenneth M. Swain at the time of his death.

SAID property is conveyed subject to the limitations, restrictions, and encumbrances as may affect the premises.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF ATTORNEYS TITLE COMPANY, INC., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is improved property, known as: **221 Margo Lane, Nashville, TN 37211**.

Witness my/our hand(s) this **24th** day of **May, 2021.**

Barbara Jean Soncek

Barbara Jean Soncek, as the sole Heir-At-Law of Kenneth M. Swain

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Barbara Jean Soncek, as the sole Heir-At-Law of Kenneth M. Swain,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **24th** day of **May, 2021.**

Katherine Goodson

Notary Public

My Commission Expires: Jan. 3, 2023

KATHERINE GOODSON NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.