Book 10A

This Instrument Prepared By:
J. Greg Hardeman
4301 Hillsboro Road
Suite 300
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
This transfer is made to implement
a testamentary devise pursuant to
T.C.A. 67-4-409(a)(3)(D).

Judy Chunn
Affiant

Sworn to and subscribed before me
this 18 day of November 2021.

Notary Public

My Commission Expires: JOHN GREGORY HARDEMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 3/3/25

Karen Johnson Davidson County
Batch# 758037 DEEDQC
11/19/2021 09:49:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20211119-0154059

EXECUTOR'S DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
James Sampson 2704 Chatsworth Highway Elijay, GA 30540	Same	Map 90-12 Parcel 85

KNOW ALL MEN BY THESE PRESENTS Judy Chunn, Executor of the Estate of Gwendolyn Sampson, deceased, for good and valid consideration, the receipt of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of Gwendolyn Sampson, the decedent's will having been duly admitted to probate in Davidson County, Tennessee as of record in Docket No. 21P-1724, Probate Court Clerk's Office for said county do hereby convey, release and forever quitclaim unto James Sampson, beneficiary under the Last Will and Testament of Gwendolyn Sampson, all of the estate's interest in certain tract of land in Davidson County, Tennessee described as follows:

Being Lot No. 311 on the Plan of Charlotte Park, Sec. VI as of record in Book 2900, Pages 7 and 8, Register's Office for said County.

Said Lot fronts 70 feet on the southeasterly side of Sunliner Drive and extends back 140.2 feet on the northeasterly line and 140.3 feet on the southwesterly line to a dead line on which it measures 70 feet.

Being the same property conveyed to James Norton Barnes by deed from Marjorie Anne Daugherty, unmarried, of record in Book 8780, Page 725, Register's Office for Davidson County, Tennessee. Gwendolyn Sampson received all of James Norton Barnes' interest in the real estate pursuant to the Last Will and Testament of James Norton Barnes admitted to Probate in the 7th Circuit Court for Davidson County, Tennessee under Docket No. 20P-551.

James Sampson is a devisee of the above-described property pursuant to the Last Will and Testament of Gwendolyn Sampson which was admitted to Probate in the 7th Circuit Court for Davidson County, Tennessee (Docket 21P-1724).

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

IN WITNESS WHEREOF I have hereunto set my hand on this the 18 day of Nov., 2021.

Judy Chunn

Judy Chunn
Executor of the Estate of Gwendolyn Sampson

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, John Gregory Hardeman, a Notary Public in and for said County and State, the within named, Judy Chunn with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she as Executor of the Estate of Gwendolyn Sampson executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 18 day of November, 2021.

John Greg Hardeman

Notary Public

My Commission Expires:

