Karen Johnson Davidson County
Batch# 758515 DEEDQC
11/19/2021 01:12:43 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20211119-0154265

This instrument prepared by:
Sister In Law Legal Firm
202 Point East Drive
Nashville, TN 37216

THIS INSTRUMENT DOES NOT CONSTITUTE A WARRANTY OF TITLE, COVENANTS, DESCRIPTIONS OR ANY OTHER INFORMATION CONTAINED HEREIN

Grantee:	**Send Tax Bills To:**	**Map-Parcel Number**
Mallanese Wells	**Mallanese Wells**	**13DA-60560**
4022 Red Rose Ct.	**4022 Red Rose Ct.**	**Map 69-11**
Nashville, TN 37218	**Nashville, TN 37218**	**Parcel 8**

EXECUTOR'S DEED

In order to provide muniment of title and for other valuable consideration received, the receipt of which is hereby acknowledged, Mallanese Wells for the estate of Catana Rhoda Starks, Davidson County Probate Docket Number 21P146 pursuant to Letters of Testamentary issued March 15, 2021 and recorded in the Office of PROBATE CLERK in Davidson County, **PROBATE Court** in order to carry out the provisions of the laws of Descent and Distribution, for and on behalf of the estate, for the purpose of serving as muniment of title and further evidencing the divestiture of title in and to the premises hereinafter described from the aforesaid estate, or any person or entity claiming by, under, or through the title of Catana Rhoda Starks do hereby devise, release, grant, bargain, sell, convey and forever quitclaim to Mallanese Wells and her heirs and assigns forever, the real property located in Davidson County, Tennessee, to wit:

Being Lot No. 3, Gold Coast Addition, as of record in Plat Book 2854, Page 123, Register's Office, Davidson County, Tennessee.

This is the same description as in previous deed of record.

BEING the same property conveyed to Catana Starks and Katherine Houston by deed from Annie Martin, unmarried widow, of record in Book 6763, Page 717, Register's Office, Davidson County, Tennessee.

This conveyance is subject to restrictions, of record in Book 3134, Page 68,Register's Office, Davidson County, Tennessee.

This conveyance is subject to a public utility easement; utility anchor easement; and minimum building setback line of record in Plat Book 2854, Page 123, Register's Office, Davidson County, Tennessee.

Being the same property conveyed from Katherine Houston to Catana R. Starks by Quitclaim Deed of record in Book 8277, Page 808, Register's Office of Davidson County.

The previous and last instrument and prior title is a deed recorded in Book 8277, Page 808 in the Register's Office in Davidson County, Tennessee. No survey, no title examination, and no title insurance has been made or acquired for this transfer.

WITNESS my hand on this 16th day of November, 2021.

Estate of Catana Rhoda Starks

By: Mallanese Wells

Mallanese Wells, Executor,

Mallanese Wells-Starks

State of Tennessee
County of Davidson

On this the 16th day of November, 2021, before me, Leathelia Fernandez, a notary public in and for the State of Tennessee, personally appeared Mallanese Wells with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged the she executed the foregoing instrument as her free act and deed and for the purposes therein contained.

Notary Public

My commission expires: 3/6/24

LEATHELIA FERNANDEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024

State of Tennessee
County of Davidson

I hereby offer this instrument for recording within the meaning of the statutes of the State of Tennessee, under Tennessee Code Annotated Section 67-4-409(a)(4), hereby swear or affirm that the actual Consideration for this transfer is $0.

Mallanese Wells

Mallanese Wells

Sworn to and subscribed before me this the 16th day of November 2021. Mallanese Wells-Starks

Notary Public

My commission expires: 3/6/24

LEATHELIA FERNANDEZ
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-6-2024