QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 6 DAY OF December 2021

Notary Public

MY COMMISSION EXPIRES: _____ (AFFIX S

ADAM H. JEFFERSON NOTARY PUBLIC STATE OF TENNESSEE My Commission Expires on 05/05/2025 DAVIDSON COUNTY

AJ-QCD-21-3631-1022B

Karen Johnson Davidson County
Batch# 781837 DEEDQC
12/30/2021 11:18:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20211230-0171797

THIS INSTRUMENT WAS PREPARED BY (and return to)
Rudy & Partners, PLLC
2012 21st Avenue S
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Catherine Sherrill Lale	**New Owner**	
(NAME)	(NAME)	
3631 Woodlawn Drive		**11701006500 104040B00200CO**
(ADDRESS)	(ADDRESS)	
Nashville, TN, 37215		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of ZERO DOLLARS, cash in hand, paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, **Catherine Sherrill Lale,** hereinafter called the Grantor, has bargained and sold, and by these presents does transfer and convey unto **Catherine Sherrill Lale** hereinafter called the Grantee, her heirs, successors and assigns, those certain tracts or parcels of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Tract 1:

Land in Davidson County, Tennessee, being the northeasterly part of Block "C" on the plan of W.M. Cantrell Subdivision, of record in Book 332, Page 85, Register's Office for said County.

Said part of Block "C" fronts 228-3/4 feet on the southeasterly side of Woodlawn Avenue and runs back between parallel lines along the westerly side of Lynnbrook Road, formerly Stokes Avenue, 357 feet to a dead line.

Being the same property conveyed to **Charlene E. Sherrill** from **Catherine S. Lale, Trustee of the Sherrill Family Trust and Catherine S. Lale, Trustee of the Charlene E. Sherrill Revocable Trust**, by Quitclaim Deed of record in Instrument No. **20180618-0058481**, in the Register's Office for Davidson County, Tennessee.

The said **Charlene E. Sherrill** having since died intestate on October 16, 2021. The property vesting at her death in **Catherine Sherrill Lale,** as evidenced by Affidavits of Heirship of record in Instrument Nos. 20211214-0165159 and 20211214-0165158, Register's Office for Davidson County, Tennessee.

Tract 2:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 2 on the condominium site plan of Scarritt Place Condominiums, revised, of record in Book 5200, Page 287, Register's Office for said County, to which plan and record thereof are incorporated herein and made a part hereof by reference.

Being the same property conveyed to **Charlene E. Sherrill** from **BNS Investments, LP, a Tennessee limited partnership**, by Quitclaim Deed of record in Instrument No. **20180618-0058477**, in the Register's Office for Davidson County, Tennessee.

The said **Charlene E. Sherrill** having since died intestate on October 16, 2021. The property vesting at her death in **Catherine Sherrill Lale,** as evidenced by Affidavits of Heirship of record in Instrument Nos. 20211214-0165159 and 20211214-0165158, Register's Office for Davidson County, Tennessee.

Said properties are conveyed subject to such limitations, restrictions and encumbrances as may affect the premises, including but not limited to, taxes past due.

This Instrument was prepared with information supplied by the Grantee. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

These are **improved** properties known as: **3631 Woodlawn Dr, Nashville, TN 37215 and 1022B 18th Avenue South, Nashville, TN 37212**

Witness my hand this the 8 day of December, 2021.

Catherine Sherrill Lale

Catherine Sherrill Lale

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared **Catherine Sherrill Lale,** the within named bargainor, to me known (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal, this the 8 day of December, 2021.

Notary Public
My Commission Expires: _____
(SEAL)

ADAM H. JEFFERSON
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/05/2025
DAVIDSON COUNTY