Karen Johnson Davidson County
Batch# 827204 DEEDQC
03/23/2022 11:31:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220323-0033391

This Instrument Prepared By:
SPENCER FANE BONE MCALLESTER
100 Bluegrass Commons Blvd, Suite 2370
Hendersonville, Tennessee 37075
615.822.8822

# QUITCLAIM DEED

| Address New Owner(s) | Send Tax Bills To: | Map & Parcel Nos.: |
|---|---|---|
| The Irma B. Ecksel Revocable Trust<br>c/o Irma B. Ecksel, Trustee<br>2051 Timberwood Drive<br>Nashville, TN 37215 | Same | Map 144<br>Parcel 21.01 |

FOR AND IN CONSIDERATION of other monetary consideration, I, Irma B. Ecksel, unmarried, (the "Grantor"), do hereby quitclaim, transfer and convey all my interest in and to the following described property to The Irma B. Ecksel Revocable Trust (the "Grantee"), said property being a certain tract or parcel of land in the County of Davidson, State of Tennessee, and more particularly described a follows:

Land in Davidson County, Tennessee, being Lot No. 15-A on the Plan of Forest Hills Community Subdivision, of record in Book 3600, page 81, as amended in Book 3830, page 581, Register's Office for Davidson County.

Said Lot No. 15-A fronts 200 feet on the southeasterly side of Timberwood Drive and extends back 440 feet on the southerly line and 432 feet on the northerly line to a dead line, measuring 200 feet thereon.

BEING the same property conveyed to Irma B. Ecksel and Irene B. Ecksel (Irene B. Ecksel died on April 23, 2020) both unmarried, Tenants in Common With Right of Survivorship, by Dwaine L. Anderson and Leilanie S. Boulware, Husband and Wife, by Warranty Deed of Record, Instrument Number 20141205-0111792, Register's Office for Davidson County, Tennessee.

This is improved property known as 2051 Timberwood Drive, Nashville, TN 37215.

The above legal description is the same as that contained in the previous deed of records.

Subject to any and all plats, easements, restrictions, and other matters of records.

This transfer is by quitclaim and we make no warranties about the title. This deed is prepared on information provided by the Grantor and no examination has been made by the Preparer.

Property is subject to liens and encumbrances of record.

IN TESTIMONY WHEREOF, Grantors have executed this deed on the 15th day of March, 2022.

Irma B. Ecksel

STATE OF TENNESSEE )
COUNTY OF SUMNER )

Before me, Christina Baker, a Notary Public in and for said County and State, aforesaid, personally appeared Irma B. Ecksel, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at the office in Hendersonville, Sumner County, Tennessee, this 15th day of March, 2022.

Christina Baker
NOTARY PUBLIC

My Commission Expires: 07.24.24

CHRISTINA BAKER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

STATE OF TENNESSEE )
COUNTY OF SUMNER )

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

William Wright
Affiant

Sworn to and subscribed before me
This 15th day of March, 2022.

Christina Baker
Notary Public

My Commission Expires: 07-24-24

CHRISTINA BAKER STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY



202203230033391

CERTIFICATE OF AUTHENTICITY

I, William R. Wright, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on March 15, 2022.

William R. Wright
Affiant Signature

March 15, 2022
Date

STATE OF TENNESSEE

COUNTY OF SUMNER

Sworn to and subscribed before me this 15th day of March, 2022.

Christina Baker
Notary's Signature

My Commission Expires: 07.24.24.

CHRISTINA BAKER
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

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