THIS INSTRUMENT WAS PREPARED BY:

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(From Information Supplied: No Title Examination)

Karen Johnson Davidson County
Batch# 844086 DEEDQC
04/22/2022 08:45:48 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20220422-0046518

State of Tennessee)
County of Robertson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 **DAY OF** April, **2022.**

NOTARY PUBLIC

2/28/23
My Commission Expires

Donna G. Smith
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

EXECUTRIX'S DEED

ADDRESS OF NEW OWNER(S)
Patty Sabella
8300 Sawyer Brown Rd Unit J-304
Nashville, TN 37221

SEND TAX BILLS TO:
Same

MAP/PARCEL:
142 05 0B 053.00

THIS EXECUTRIX'S DEED, executed on this the 11th day of April, 2022, is entered into between **PATRICIA ELISA SABELLA, EXECUTRIX OF THE ESTATE OF JOEL THOMAS SABELLA (A.K.A. JOEL T. SEBELLA)** (hereinafter referred to as "Grantor") and **PATRICIA ELISA SABELLA** (hereinafter referred to as "Grantee").

WHEREAS JOEL THOMAS SABELLA (A.K.A. Joel T. Sabella) died testate, a citizen and resident of Davidson County, Tennessee, on January 11, 2022, and by his Last Will and Testament probated with the Seventh Circuit Court for Davidson County, Tennessee, case number 22P189, he appointed Patricia Elisa Sabella, as Executrix of his estate; and

WHEREAS, by the terms of the Last Will and Testament of JOEL THOMAS SABELLA (A.K.A. Joel T. Sebella), he devised her interest to certain real property located in Davidson County,

Tennessee to the Grantee, Patricia Elisa Sabella; and

NOW, THEREFORE, Patricia Elisa Sabella, in her fiduciary capacity as Executrix of the Estate of JOEL THOMAS SABELLA (A.K.A. Joel T. Sebella), for and in consideration of the sum of TEN DOLLARS ($10.00), in hand paid by the said Grantee, the receipt of which is hereby acknowledged, does hereby bargain, sell, and Quit Claim unto the said Grantee, her respective heirs, successors and assigns, all of the Grantor's right, title and interest in and to the below described property, of record in Register's Office for Davidson County, Tennessee, Instrument Number 20040622-0073791, to wit:

> **A certain condominium apartment in Davidson County, Tennessee, being Unit No. J-304, together with the carport designated J-304-C, on the plan of Amended Section 3, River Plantation Condominium Apartments, of record in Book 4675, Pages 75, 76, and 77, as amended in Book 4675, Pages 103, 104, and 105, and to which plan record thereof are incorporated herein and made a part hereof by reference.**
>
> **Being the same property conveyed to Federal National Mortgage Association, by deed of record as Instrument No. 20031114-0166526, said Register's Office.**
>
> **Being the same property conveyed to Joel T. Sebella, married, by Deed from Federal National Mortgage Association, of record as Instrument No. 20040622-0073791, Register's Office for Davidson County, Tennessee.**

And now, **PATRICIA ELISA SABELLA,** in her fiduciary capacity as Executrix of the Estate of JOEL THOMAS SABELLA (A.K.A. Joel T. Sebella), for the express purpose of carrying out the intent of this conveyance, as above set out, does hereby quitclaim and convey all property interest unto the Grantee, Patricia Elisa Sabella, her respective heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth;

IN WITNESS WHEREOF, the Grantor, **PATRICIA ELISA SABELLA,** in her fiduciary capacity as Executrix of the Estate of JOEL THOMAS SABELLA (A.K.A. Joel T. Sebella), has hereunto set her hand on this the 11 day of April, 2022.

ESTATE OF JOEL THOMAS SABELLA (A.K.A. JOEL T. SEBELLA)

Patricia Elisa Sabella

BY: PATRICIA ELISA SABELLA, EXECUTRIX

STATE OF TENNESSEE)
COUNTY OF Wilson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PATRICIA ELISA SABELLA**, in his capacity as Executrix of the Estate of **JOEL THOMAS SABELLA (A.K.A. JOEL T. SEBELLA)**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that he executed the foregoing instrument for the purposes and considerations therein contained.

WITNESS my hand and official seal this 11th day of April 2022.

Renee Bond

NOTARY PUBLIC

8-9-2023

My Commission Expires

RENEE BOND
STATE OF TENNESSEE
NOTARY PUBLIC
WILSON COUNTY
MY COMMISSION EXPIRES 8-9-2023