Karen Johnson Davidson County
Batch# 850231 DEEDQC
05/04/2022 10:03:04 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20220504-0051550

THIS INSTRUMENT PREPARED BY:
Chase A. Moore, Attorney at Law
4205 Gallatin Road
Nashville, TN 37216

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is One ($1.00) Dollar.

Lynda D. Moore
AFFIANT

AMANDA PEDIGO STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Comm. Expires [redacted]

Subscribed and sworn to before me, this 23 day of March, 2022.

Amanda Pedigo
NOTARY PUBLIC

My commission Expires: 3/3/2026

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/Parcel:**
Lynda Diane Moore	Same	074 16 0 176.00
3701 Plantation Drive Hermitage, TN 37076	Same	

ADMINISTRATOR'S QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, **LYNDA DIANE MOORE**, Administrator for the **Estate of SUE LILLIAN EAKER**, being one and the same person, am affecting this quitclaim as a means of clarifying the title to this property. Under the laws of Probate of the State of Tennessee, the **Estate of SUE LILLIAN EAKER**, was probated in the Probate Court of Davidson County, Docket No. 21P-1676 on NOVEMBER 17, 2021. **LYNDA DIANE MOORE** was named Administrator for the **Estate of SUE LILLIAN EAKER**. (See attached Order of Probate and Letters of Administration). For and in consideration of the sum of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **LYNDA DIANE MOORE**, Administrator for the **Estate of SUE LILLIAN EAKER**, has conveyed, remised, released and forever quitclaims to **LYNDA DIANE MOORE**, individually as a single person, and all of her heirs and assigns, such of her right, title and interest in and to a certain parcel of land in Davidson County, Tennessee, as will create an estate in and to said parcel of

land, which is described as follows:

Land in Davidson County, Tennessee, being lot No. 974 on the Map of Hermitage Hills Subdivision, Section 11, as of record in Book 3600, Page 30, Register's Office for Davidson County, Tennessee.

Beginning at a point in the easterly margin of Plantation Drive, said point being the southwestern corner of Lot No. 975 and the northwestern corner of Lot No. 974; thence in an easterly direction 167.44 feet to a point being a common corner of lots 975, 974 and 973; thence in a southerly direction 127.53 feet to a point in the northerly margin of Bonnacreek Drive being the common southerly corner of Lots 974 and 973; thence along the northerly margin of Bonnacreek Drive 52.59 feet to a concrete marker; thence along the northerly margin of Bonnacreek Drive 53.14 feet to a concrete marker; thence around a curve at the intersection of Bonnacreek Drive and Plantation Drive. Said curve having a radius of 25.0 feet and a length of 39.53 feet to a concrete marker in the easterly margin of Plantation Drive, 84.71 feet to the point of beginning.

Being the same property conveyed to Edward E. Eaker and wife, Sue Lillian Eaker, by Warranty Deed from Joe Raymond Nichols and wife, Mildred Louise Nichols, of record in Book 4255, Page 216, Register's Office for Davidson County, Tennessee, dated June 2, 1968 and recorded July 30, 1968.

This improved property known as 3701 Plantation Drive, Hermitage, TN 37076.

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

WITNESS my hand this 23rd day of March, 2022.

Lynda Diane Moore
LYNDA DIANE MOORE, Administrator

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named **Lynda Diane Moore**, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee this 23 day of March, 2022.

Amanda Pedigo
NOTARY PUBLIC

AMANDA PEDIGO
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Comm. Expires [redacted]

My Commission Expires: March 3, 2026

IN THE CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

(PROBATE DIVISION)

LETTERS OF ADMINISTRATION

TO: **LYNDA DIANE MOORE** DOCKET NO: **21P1676**

*It appearing to the Court that **SUE LILLIAN EAKER** has died leaving no Will, and the Court being satisfied as to your claim to said Administration, you have given Bond pursuant to Order, if required, qualified as directed by law, and the Court having ordered that Letters of Administration be issued to you;*

*THESE ARE, THEREFORE, to authorize and empower you, the said **LYNDA DIANE MOORE**, to take into your possession and control all the goods, chattels, claims, and papers of the said estate, and to return a true and perfect inventory thereof to this Court; to collect and pay all debts, and to do and transact all the duties in relation to said estate, and to deliver the residue thereof to those who are by law entitled.*

WITNESS, Richard R. Rooker, Clerk of the Probate Court, at office, this November 17th, 2021.

RICHARD R. ROOKER, Clerk

_____ D.C.

STATE OF TENNESSEE)

DAVIDSON COUNTY)

I, RICHARD R. ROOKER, Clerk of the Probate Court, do hereby certify that the foregoing is a full, true and perfect copy of the Letters of Administration issued to **LYNDA DIANE MOORE** as **Administratrix** of the estate of **SUE LILLIAN EAKER**, deceased, and I do further certify that **LYNDA DIANE MOORE** is still acting as Administrator of the estate, and all acts as such are entitled to full faith and credit, as it appears from the official record in my office in Nashville, Tennessee, this the 17th day of November, 2021.

RICHARD R. ROOKER, Clerk

_____ D.C.

EFILED 04/19/22 04:29 PM CASE NO. 21P1676 Richard R. Rooker, Clerk

IN THE SEVENTH CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE
PROBATE DIVISION

IN RE:	)	
	)	
ESTATE OF:	)	
SUE LILLIAN EAKER	)	**NO. 21P-1676**
	)	
Deceased.	)	
	)	
LYNDA DIANE MOORE	)	
	)	
Personal Representative.	)	

ORDER TO CLOSE WITHOUT DETAILED ACCOUNTING

IT APPEARING to this Court that the personal representative of this estate was granted Letters by this Court for the administration of this estate, it is the opinion of this Court as follows:

1. That this estate is declared to be solvent;

2. That, if applicable, all claims filed against this estate have been paid, released or adjudicated;

3. That, if applicable, the certificate of taxation issued by the Tennessee Department of Revenue is properly filed with the Clerk. The Estate is under $2,000,000.00 and an Affidavit waving such obligation is signed;

4. That, if applicable, all receipts for specific bequests under the Will have been properly filed with the Clerk;

5. That a personal representative statement has been filed with the Clerk detailing the completed and proper performance of her duties pertaining to the administration of this estate, as required by statute;

6. That, if applicable, distributee statements have been filed by each residual distributee confirming their satisfaction regarding the performance of the personal representative, waiving their right to a detailed accounting of the estate and their acknowledgment that they have received their proper distribution from the personal representative and release the personal representative from any further liability in connection with this estate, as well as the surety, if any;

7. That all administrative costs involved in this estate have been paid in full;

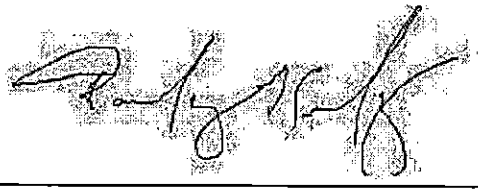
EFILED 04/19/22 04:29 PM CASE NO. 21P1676 Richard R. Rooker, Clerk

Case Title: MOORE V EAKER

Case Number: 21P1676

Type: FINAL ORDER - CLOSING ESTATE W/O DETAILED ACCOUNTING

The foregoing is hereby ORDERED, ADJUDGED AND DECREED:



Judge Randy Kennedy, Seventh Circuit