Karen Johnson Davidson County
Batch# 878854 DEEDWARR
06/27/2022 12:12:05 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220627-0073446

THIS INSTRUMENT PREPARED BY:
BECK & BECK, Attorneys at Law, PLLC
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 Dollar ($1.00)

AFFIANT

Subscribed and sworn to before me, this 24 day of June, 2022.

AMANDA PEDIGO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires: 3/3/2026

ADDRESS NEW OWNERS:
Arison A Agee
144 Marie St.
Nashville, TN, 37207
MAP & PARCEL:
071 15 0 029.00

SEND TAX BILLS TO:
Same

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EXECUTOR WARRANTY DEED

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KNOW ALL MEN BY THESE PRESENTS that I, **Arison Asa Agee, Jr.**, for the Estate of **Elizabeth Agee Carney**, being one and the same person, am affecting this Warranty Deed, to transfer title of this property. Under the laws of Probate of the State of Tennessee, the Estate of **Elizabeth Agee Carney** was probated in the Probate Court of Davidson County, No. 90303 on June 19th, 1989. Arison Asa Agee, Jr., was named Executor of the Estate of Elizabeth Agee Carney. (See attached Letters Testamentary). For and in consideration of the sum of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Arison Asa Agee, Jr., as Executor, has bargained and sold and hereby [convey,] remise, release to Arison Asa Agee, Jr., as individual and sole heir to the Estate, and all of her heirs and assigns, such of their right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, as will create an estate in and to said tract [parcel] of land, which is described as follows:

Being Lot No. 55 on the Plan of Eastmoreland Place, as of record in Book 161, Page 170, Register's Office for Davidson County, Tennessee.

Said Lot No. 55 fronts 55 feet on the West side of Meridian Street and runs back between parallel lines of 140 feet to an alley.

Being the same property conveyed to Elizabeth Agee Carney by deed from A. W. Agee, deceased, and wife Nellie B. Agee, deceased, of record in Book 2857, Page 615, said Register's Office.

The property is conveyed subject to such limitations, restrictions and encumbrances that may affect the property.

WITNESS my hand this 24 day of June, 2022.

Arison Asa Agee Jr.

Arison Asa Agee, Jr.
Executor of the Estate of
Elizabeth Agee Carney

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Amanda Pedigo, a Notary Public, in and for said County and State, **Arison Asa Agee, Jr.,** 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 official seal at office this the 24 day of June, 2022.

Amanda Pedigo

NOTARY PUBLIC
MY COMMISSION EXPIRES: 3/3/2026

AMANDA PEDIGO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

90303

51-213

LETTERS TESTAMENTARY
STATE OF TENNESSEE–DAVIDSON COUNTY

MB320-429

BILL COVINGTON
COUNTY CLERK
259-6091

PROBATE COURT FEBRUARY TERM, 19 88

To ARISON ASA AGEE JR. of Davidson County:

It appearing to the Court that ELIZABETH AGEE CARNEY has died,

leaving a written will, in which you are appointed execut OR , which has been duly approved in open Court; and you having been qualified according to law, and it having been ordered by said Court that Letters Testamentary issue to you.

These are, therefore, to empower you, the said ARISON ASA AGEE JR.

to enter upon the execution of said will, and take into your possession all of the property, and to make, within sixty days from this date, a perfect inventory thereof, and make due collection of all debts, and after paying all the just demands against the Testator, and settling up the business according to law, you will pay over and deliver the property and effects that may remain in your hands, and do all other things that may be required, according to the provision of the said will and the laws of the land.

Witness BILL COVINGTON, Clerk of said Court, at office,

this 17 day of February, 1988, and 212th year of American Independence.

Will Filed:2/10/88
Probated 2/17/88
WOB

Bill Covington, Clerk.

By Betty Henderson D. C.

STATE OF TENNESSEE
Davidson County.

I do solemnly swear that I will honestly and faithfully discharge the duties of execut ~~or~~ of the last will and testament of ELIZABETH AGEE CARNEY lately deceased, in accordance with its terms and provisions, to the best of my knowlegde and ability, so help me God.

Arison Asa Agee Jr.

Subscribed and sworn to before me this, the 17 day of February, 19 88

Betty Henderson, Clerk.
Deputy

STATE OF TENNESSEE
Davidson County.

I, , Clerk of the Probate Court of said County, do hereby certify that the foregoing is a full, true and perfect copy of LETTERS TESTAMENTARY, issued to

Execut of the estate of ,

deceased, and I do further certify that is still acting of the estate of , and acts as such are entitled to full faith and credit, as appears from the records in my office at Nashville, Tennessee.

Witness my hand and official seal, at this office, this day of , 19 .

, Clerk.

. D. C.