This Instrument Prepared by:
J. BLAKE FREEMAN, ATTORNEY
323 Emery Drive
Nashville, TN 37214

PREPARED FROM
INFORMATION SUPPLIED
BY THE PARTIES.
NO WARRANTIES

EXECUTOR QUITCLAIM DEED

Address of New Owners:	Sent Tax Bill To:	Map & Parcel No.
Keshia Agazuma-Johnson, Trustee 901 Tavistock Place Antioch, TN 37013	New owner	149-2-A-59.00

WHEREAS, Marilyn Joyce Smith owned and held an interest in certain real property located in Davidson County, Tennessee, as more particularly described below; and

WHEREAS, Marilyn Joyce Smith died unmarried on January 17th 2021, leaving a Last Will and Testament dated September 18th 2014, ("Will") which was admitted to probate in the Probate Court of Davidson County, Tennessee, on March 10th 2022, as Case No. 22P-385 and is recorded among said probate records; and

WHEREAS, as a result of the terms of the Will, the real property described herein is to be distributed to John Cleophus Smith upon his 25th birthday and whereas Keshia Agazuma-Johnson, is trustee for said property until then.

WHEREAS, the executor of the estate desires to evidence, by this quitclaim deed, the transfer of the real property herein described **to the trustee for John Cleophus Smith** as stipulated in the Will.

NOW, THEREFOR FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Keshia Agazuma-Johnson and Temia Bennett-Beaman**, Executors of the Estate of **Marilyn Joyce Smith** ("Grantor") this day executed this Executor Quitclaim Deed in order to evidence the transfer unto Keshia Agazuma-Johnson, Trustee ("Grantee"), all of the interest, right and title in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Land in Davidson County, Tennessee, Being Lot No. 89 on the Plan of Piccadilly Square, Phase 1, of record in Plat Book 5200, pages 720, 721 and 722, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Marilyn Joyce Smith, unmarried, on July 10th 1999 in Book 11608 Page 916 Register's Office for Davidson County, Tennessee.

This is improved property known as 901 Tavistock Place, Antioch, TN 37013

This transfer is by Quitclaim and the Executor makes no warranties about the title.

Karen Johnson Davidson County
Batch# 912687 DEEDQC
09/06/2022 10:38:27 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220906-0099729

IN WITNESS WHEREOF, the Grantor hereby affixes her signature on this the 6th day of Sept, 2022.

Keshia Agazuma-Johnson, EXECUTOR OF THE ESTATE OF **Marilyn Joyce Smith**

Temia Bennett-Beaman, EXECUTOR OF THE ESTATE OF **Marilyn Joyce Smith**

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for the County and State, the within named **Keshia Agazuma-Johnson and Temia Bennett-Beaman**, EXECUTOR OF THE ESTATE OF **Marilyn Joyce Smith**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged, upon oath, that they executed the within instrument for the purposed therein contained.

Witness my hand and official seal at office, this 1 day of Sept, 2022.

J. BLAKE FREEMAN State of Tennessee Notary Public DAVIDSON COUNTY, TENN. My Commission Expires 05-07-2024

My Commission Expires:

Notary Public

STATE OF TENNESSEE DAVIDSON COUNTY ss:

The actual consideration or value for this transfer is $-0-.

Affiant

Sworn to and subscribed to before me this the 1 th day of Sept 2022.

J. BLAKE FREEMAN State of Tennessee Notary Public DAVIDSON COUNTY, TENN. My Commission Expires 05-07-2024

Notary Public/My commission Expires: