Karen Johnson Davidson County
Batch# 917606 DEEDQC
09/16/2022 10:37:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20220916-0103456

THIS INSTRUMENT PREPARED BY:
Lockeland Law Group, PLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
Deborah Arline and Christopher Arline 516 South 10th Street Nashville, TN 37206	New owner	082-16-0-411-00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **William E. Phillips**, by these presents does hereby quitclaim and convey unto, **Deborah Arline AKA Deborah Lynne Arline and Christopher Arline, wife and husband**, their successors, representatives, and assigns, his rights, title and interest in and to the following described tract of land in **Davidson** County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 21 on the Plan of Shelby Hills Subdivision, as of record in Book 5600, page 17, Register's Office for Davidson County, Tennessee.

Said Lot No. 21 fronts 50 feet on the West side of South Tenth Street and runs back between lines 151.85 feet on the North line and 208.65 feet on the South line to a broken line in the rear measuring 91.2 feet thereon.

Being the same property conveyed to William Eugene Phillips and wife, Nannie Bell Phillips by Warranty Deed from James Anderson Payne and wife, Judy H. Payne of record in Book 4269, Page 968, Register's Office for Davidson County, Tennessee, dated September 18, 1968 and recorded on September 19, 1968.

Said William E. Phillips died on June 16, 1987, vesting Nannie Bell Phillips as the surviving tenant. Said Nannie Bell Phillips died intestate on October 4, 2004.

Pursuant to Affidavits of Heirship for Nannie Bell Phillips of record in Instrument No. 20050215-0017249 and Instrument No. _202209160103455_, Register's Office for Davidson County. Pursuant to Affidavits of Heirship for Leslie Eugene Phillips, of record in Instrument No. 20210122-0010133 and Instrument No. _202209160103454__, Said Register's Office, William E. Phillips and Deborah Lynne Arline are the sole heirs-at-law of Leslie Eugene Phillips.

Being also known as 516 South 10th Street, Nashville, TN 37206.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 6th day of SEPTEMBER, 2022.

Affiant

My commission expires: 3.3.25
(Affix Seal)

Notary Public

STEVE MORRIS
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
My Commission Expires 03-03-2025

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 8 day of Sept, 2022.

William E. Phillips

STATE OF MI
COUNTY OF Wayne

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named **William E. Phillips**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they/he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 8th day of Sep, 2022.

Notary Public

My Commission Expires: 03/13/2027

HARPREET SINGH
Notary Public, State of Michigan
County of Wayne
My Commission Expires Mar. 13, 2027
Acting in the County of Wayne

Tennessee Certification of Electronic Document

I, Steven T. Morris, 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 09/16/2022 ____ (date of document).

Affiant Signature

09/16/2022
Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 16 day of September, 2022.

Notary's Signature

NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025