Karen Johnson Davidson County
Batch# 956404 DEEDQC
12/29/2022 03:57:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20221229-0133728

THIS INSTRUMENT PREPARED BY: **Elizabeth Ryder Sykes, Esq., 320 Seven Springs Way, Suite 110, Brentwood, TN 37027; (615) 810-8777**

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NOS.**
Pamela S. Larson	-Same-	155 12 0A 012.00
7240 Magnolia Hills Drive		
Nashville, TN 37221		

QUITCLAIM DEED

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, I, **PAMELA S. LARSON**, do hereby convey to **PAMELA S. LARSON** all of my right, title and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 12 on the Plan of Magnolia Hills, as of record in Book 7900, page 809, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Michael D. Larson and wife, Pamela S. Larson, by Warranty Deed from South Harpeth Construction Co., Inc. dated June 24, 1996, of record in Book 10105, Page 655, Register's Office for Davidson County, Tennessee.

Michael D. Larson died on November 5, 2022. Since Michael D. Larson and Pamela S. Larson, husband and wife, owned this property as tenants by the entirety, Pamela S. Larson became the owner of this property immediately upon the death of her husband, Michael D. Larson. Pamela S. Larson is now the sole owner of this property.

This is improved property known as 7240 Magnolia Hills Drive, Nashville, Tennessee 37221.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 6th day of December, 2022.

PAMELA S. LARSON

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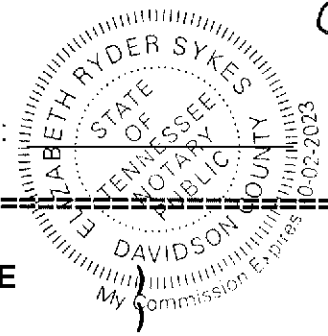
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **PAMELA S. LARSON**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office in Brentwood, Tennessee, on this 6th day of December, 2022.

Notary Public

My Commission Expires: _____



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STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

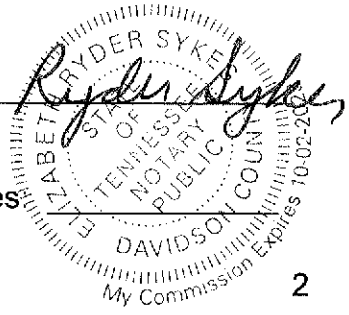
The actual consideration or value of this transfer is $ - 0 - .

Affiant

Sworn to and subscribed before me this
6th day of December, 2022.

Notary Public

My Commission Expires: _____



CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, do hereby make oath that I am a licensed attorney and/or the custodian or 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 December 6, 2022.

December 29, 2022
Date

Elizabeth Ryder Sykes
Elizabeth Ryder Sykes

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 29th day of December, 2022.

Linda J. Williams
Notary Public

LINDA J WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

My commission expires:

March 3, 2026