Karen Johnson Davidson County
Batch# 977952 DEEDWARR
03/07/2023 11:19:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230307-0016321

This Instrument Prepared By:
Sherrard Roe Voigt & Harbison, PLC (AJS)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

EXECUTOR'S DEED

Address New Owners:	Send Tax Bills To:	Map/Parcel Number:
Mikayla Holloman	same	108 07 0B 155.00
473 Ewing Drive		
Nashville, TN 37207		

WHEREAS, Joyce A. Williamson (the "Decedent") died on April 11, 2022, and Decedent's Last Will and Testament, dated June 11, 2013, was admitted to probate on July 15, 2022, as Docket No. 22P1103 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) (the "Will"); and

WHEREAS, Michael J. Holloman is the duly appointed Executor (the "Executor") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Executor desires to convey all of the Decedent's right, title and interest in and to certain real property located in Davidson County, Tennessee, and any improvements thereon, described on **Exhibit A** attached hereto and incorporated herein by this reference (the "Property") to Mikayla Holloman, in order to settle matters of the Estate in accordance with the terms of the Will.

NOW, THEREFORE, in consideration of the foregoing premises and no other monetary consideration, the Executor hereby transfers, and conveys all of the Executor's right, title and interest in the Property to Mikayla Holloman (the "Beneficiary").

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property, including: (1) Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, power of attorney, and limitations on title, created by the Tennessee "Horizontal Property Act" Tennessee Code Annotated and as set forth in the Master Deed recorded in Book 6549, page 475 through 541, as clarified by Book 6561, page 141; (2) Easement for Television Cable of record in Book 6587, page 204; (3) Easement(s) to Metro, as set forth in instrument recorded in Book 5856, page 80; and (4) All matters shown on Plat recorded in Book 6250, page 219.

This is improved property known as Unit 155, 222 Timberway Drive, Nashville, Tennessee 37214.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Beneficiary, its successors and assigns, forever; and the Executor hereby transfers, assigns, and sets over unto the Beneficiary, all of the Estate's right, title and interest in the said Property with full benefit of the Executor's warranties to the maximum extent that he can or should do as Executor, but not further or otherwise.

IN WITNESS WHEREOF, the Executor has executed this instrument this 16th day of Feb., 2023.

Michael J. Holloman

Michael J. Holloman, Executor
Estate of Joyce A. Williamson

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Michael J. Holloman, who upon oath acknowledged that he is the Executor of the Estate of Joyce A. Williamson, deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 16 day of February, 2023.

Tabitha A. Victory

Notary Public

My Commission Expires: 10.22.2024

TABITHA A VICTORY
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409(a)(1)(C)(iv).

Michael J. Holloman

Michael J. Holloman, Affiant

Subscribed and sworn to before me this 16 day of February, 2023.

Tabitha A. Victory

Notary Public

My Commission Expires: 10.22.2024

TABITHA A VICTORY
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY

202303070016321

EXHIBIT A

LAND in Davidson County, Tennessee, being UNIT NO. 155, on the Plan of TIMBER LAKE CONDOMINIUMS, according to the Master Deed of record in Book 6549, page 475, and by instrument of Clarification of record in Book 6561, page 141, in the Register's Office of Davidson County, Tennessee, and more particularly described in Plat Book 6250, page 219, in the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Joyce Ann Williamson, unmarried, by Warranty Deed from Security Federal Savings and Loan Association of Nashville, dated March 22, 1991, of record in Book 8318, page 396, Register's Office for Davidson County, Tennessee.

The legal description is the same as the previous deed of record.

This is improved property known as Unit 155, 222 Timberway Drive, Nashville, Tennessee 37214.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property, including: (1) Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, power of attorney, and limitations on title, created by the Tennessee "Horizontal Property Act" Tennessee Code Annotated and as set forth in the Master Deed recorded in Book 6549, page 475 through 541, as clarified by Book 6561, page 141; (2) Easement for Television Cable of record in Book 6587, page 204; (3) Easement(s) to Metro, as set forth in instrument recorded in Book 5856, page 80; and (4) All matters shown on Plat recorded in Book 6250, page 219.

CERTIFICATE OF AUTHENTICITY

I, Andrea J. Sinclair, 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 February 16, 2023.

Andrea J Sinclair

Andrea J. Sinclair

3/7/2023

Date

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 7th day of March, 2023.

Notary Public

My Commission Expires: 7/7/25

