Karen Johnson Davidson County
Batch# 995762 DEEDQC
04/24/2023 04:09:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20230424-0030174

THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
LAURA E. ROBINSON
2110 Hermosa St.
Nashville, TN 37208

Send Tax Bill to:
New Owner

Map/Parcel Number
092-07-0 130.00

State of Tennessee
County of Davidson

The Actual Consideration or Value, whichever is greater, for this transfer is $0.00

Affiant

JOHN C. ELROD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Subscribed and sworn to before me, this the 17th day of April, 2023.

Notary Public

My Commission Expires:
7/9/2024

**QUITCLAIM DEED**

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **LAURA EARLINE ROBINSON, EXECUTRIX OF ESTATE OF LAURA ELIZABETH KING,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **LAURA E. ROBINSON, MARRIED, AS HER SOLE AND SEPARATE NON-MARITAL PROPERTY,** HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 2110 Hermosa St Nashville, TN 37208

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IN WITNESS WHEREOF, the undersigned has executed this instrument this 17th day of April, 2023.

**ESTATE OF LAURA ELIZABETH KING**

Laura Robinson EXECUTRIX

Laura Earline Robinson, Executrix

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Laura Earline Robinson, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who upon her oath acknowledged herself to be the Executrix of the within named bargainor, ESTATE OF LAURA ELIZABETH KING, and that she, as such Executrix, executed the foregoing instrument for the purposes therein contained by signing the name of the ESTATE OF LAURA ELIZABETH KING by the said Laura Earline Robinson as such Executrix.

Witness my hand and official seal this 17th day of April, 2023.

My commission expires: 7/9/2024

Notary Public

JOHN C. ELROD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

**Exhibit A**

Land in Davidson County, Tennessee, being the easterly 15 feet of the south one-half (1/2) of Lot No. 4, and the western 85 feet of the south one-half (1/2) of Lot No. 3 of the Elizabeth Harding Tract, a plan of which subdivision is of record in Minute Book 25, Page 453, Chancery Court of Nashville, Tennessee.

Said easterly 15 feet of the south one-half (1/2) of Lot No.4, and the western 85 feet of the south one-half (1/2) of Lot No. 3 adjoin and front together 100 feet on the north side of Hermosa Street, and run back northwardly between parallel lines to a 12-foot alley.

Being the same property conveyed to Laura Elizabeth King, a single woman, by deed dated 07/01/2021, from Rich Harris, of record in Instrument No. 20210719-0096783, Register's Office for said County. The said Laura Elizabeth King having since died 01/27/2023. Last Will and Testament for Laura Elizabeth King having been probated under case number 23P403 in the Seventh Circuit Court for Davidson County, Tennessee, leaving the property to Laura Earline Robinson, also known as, Laura E. Robinson.as Letitia Baugh.



202304240030174

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 4/17/23.

Affiant Signature

4/24/23

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 24th day of April, 2023

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

202304240030174