Karen Johnson Davidson County
Batch# 1003140 DEEDQC
05/15/2023 11:15:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20230515-0036019

QUITCLAIM DEED

FROM: MARY ELIZABETH HAND

TO: Philip Stephen Pace
2407 8th Avenue South, Unit 402
Nashville, Tennessee 37204

This Instrument was Prepared by:

John J. Hollins, Jr., Esq.
Thompson Burton PLLC
One Franklin Park
6100 Tower Circle, Suite 200
Franklin, Tennessee 37067

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Philip Stephen Pace 2601 Westwood Drive Nashville, Tennessee 37204-2709	Same	11802021300 26b

AFFIDAVIT

STATE OF Tennessee)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Final Order and Property Settlement Agreement in the case styled **MARY ELIZABETH HAND v. PHILIP STEPHEN PACE, Chancery Court for Williamson County, Tennessee, Case #21CV-50112** and that there was no other consideration given for the transfer.

Affiant

Sworn to and subscribed before me, this the 11th day of May, 2023.

Notary Public

My Commission Expires: January 6 2025

ASHLEY THURMAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(a)(3)(E) and is executed in accordance with the terms and conditions of the Final Order and Property Settlement

Agreement executed in that certain case styled **MARY ELIZABETH HAND v. PHILIP STEPHEN PACE, Chancery Court for Williamson County, Tennessee, Case #21CV-50112.** Accordingly, MARY ELIZABETH HAND does hereby quitclaim unto the said PHILIP STEPHEN PACE, his heirs, successors, and assigns, all of her right, title and interest in and to that certain tracts or parcels of land in Davidson County, State of Tennessee, more particularly described as follows to wit:

> Land in Davidson County, Tennessee, being lots 43 and 44, George I. Waddy's Subdivision of Westwood, as shown on plat of record in Plat Book 332, Page 99, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Philip Stephen Pace and Mary Elizabeth Hand, as tenants in common, by Warranty Deed dated May 7, 2008, from 2601 Westwood LLC, a Tennessee Limited Liability Company, of Record in Instrument No. 20080507-0047297 and confirmed in Scrivener's Affidavit of record in Instrument No. 20080605-005780 in Register's Office of Davidson County, Tennessee

The is improved property is known as 2601 Westwood Drive, Nashville, Tennessee 37204-2709.

Witness my hand this 26th day of April, 2023.

Mary Elizabeth Hand

Mary Elizabeth Hand

STATE OF Tennessee)
COUNTY OF Williamson)

Personally appeared before me, Nitzan Levy, a Notary Public of said County and State, **Mary Elizabeth Hand**, whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 26 day of April, 2023.

NOTARY PUBLIC

My Commission Expires: 01-04-2027

NITZAN LEVY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-4-2027

TENNESSE CERTIFICATION OF ELECTRONIC DOCUMENT

I, Catherine Moore, Associate Attorney with Thompson Burton, PLLC, 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 May 15, 2023.

Catherine Moore

Catherine Moore

Date: 5/15/23

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Personally appeared before me, R.L.G. Davis, a Notary Public of said County and State, Catherine Moore, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Office in Franklin, Tennessee, this 15 day of May, 2023.

R.L.G. Davis

Notary Public
My Commission Expires:

R.L.G. DAVIS
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
COMMISSION EXPIRES 3-6-2024