108 Westfield Drive to
Joint Trust
Davidson County
Step 1

Prepared by and Return to:

Tommy C. Estes
MANIER & HEROD, a Tennessee Professional Corporation
1201 Demonbreun Street, Suite 900
Nashville, Tennessee 37203
(615) 742-9315

Karen Johnson Davidson County
Batch# 1021873 **DEEDQC**
07/03/2023 09:56:20 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20230703-0050571

CO-PERSONAL REPRESENTATIVES' QUITCLAIM DEED

ADDRESS OF OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL**
Massey 2017 Joint Revocable Trust Dated May 2, 2017 c/o Nyma Massey Bowman and William R. Massey, Jr., Co-Trustees 699 Bay Point Drive Gallatin, TN 37066	(SAME)	128-12-A-108

Mary Frances Massey (hereinafter referred to as the "Decedent") died on February 11, 2023, leaving a Last Will and Testament dated May 2, 2017. The Last Will and Testament was admitted to probate on March 27, 2023, in the Chancery Court, Probate Division, for Sumner County, Tennessee, and assigned the case number 23PR-142. The Co-Personal Representatives, Nyma Massey Bowman and William R. Massey, Jr., are duly qualified. Debts of the Decedent have been paid. The Co-Personal Representatives, by signing this Co-Personal Representatives' Quitclaim Deed, releases any right the Co-Personal Representatives have to recover this property in the event of the insolvency of Decedent's estate.

THEREFORE, IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, Nyma Massey Bowman and William R. Massey, Jr., Co-Personal Representatives of the Estate of Mary Frances Massey (hereinafter referred to as "Grantor"), by these presents and for the purpose of administering said estate, do hereby quitclaim and convey unto Nyma Massey Bowman and William R. Massey, Jr., Co-

Trustees of the Massey 2017 Joint Revocable Trust dated May 2, 2017, (hereinafter referred to as "Grantee"), its successors and assigns, any and all right, title, and interest in and to the following described property located in Davidson County, Tennessee, to-wit:

BEING Apartment Unit No. 108 of the Westfield Condominiums created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6678, page 771, as amended in Book 6736, page 110 and further amended in Book 6801, page 962 and Book 6831, page 982 and Book 7271, page 256, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common elements appurtenant to said Unit as set forth in Exhibit "C" of said Master Deed. Reference is hereby made to the plat of Westfield Condominiums set forth as Exhibit "D" of said Amendment to the Master Deed of record in Book 6831, page 982, said Register's Office, for a more complete identification and description of such Unit.

BEING the same property conveyed to William R. Massey and wife, Frances G. Massey (a/k/a Mary Frances Massey) by Warranty Deed dated September 16, 2003, from A. Miller Magness, of record as Instrument No. 20030919-0139136.

This is improved property known as: 108 Westfield Drive, Nashville, in Davidson County, TN.

The legal description stated above has been taken from the prior Warranty Deed conveying the interest in said property to the Decedent. The draftsperson assumes no liability as to the accuracy thereof. This transfer is by quitclaim and Grantor makes no warranties about the title. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS OUR HANDS this 27th day of June, 2023.

ESTATE OF MARY FRANCES MASSEY-GRANTOR

By: Nyma Massey Bowman

Nyma Massey Bowman,
Co-Personal Representative

By: _____
William R. Massey, Jr.,
Co-Personal Representative

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, NYMA MASSEY BOWMAN, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Co-Personal Representative of the Estate of Mary Frances Massey and that she executed the within instrument for the purposes therein contained for and on behalf of said estate.

WITNESS MY HAND, at office, this 27th day of June, 2023.

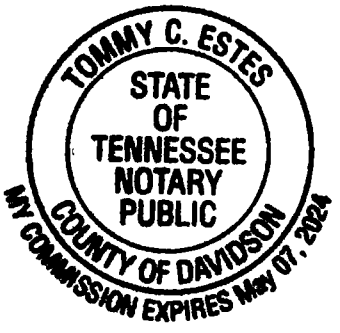
_____
Notary Public
My Commission Expires: 05-07-2024



STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, WILLIAM R. MASSEY, JR., 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 is the Co-Personal Representative of the Estate of Mary Frances Massey and that he executed the within instrument for the purposes therein contained for and on behalf of said estate.

WITNESS MY HAND, at office, this 27th day of June, 2023.



Tommy C. Estes
Notary Public
My Commission Expires: 05-07-2024

This conveyance is exempt from Tennessee recordation tax pursuant to Tennessee Code Annotated, Section 67-4-409(a)(1)(C)(iv) [formerly 67-4-409(a)(3)(D)].