Prepared by.
Brian Lavoy Payne
Attorney at Law, PLLC
TN BPR # 11639
4235 Hillsboro Pike, Suite 300
Nashville, Tennessee 37215

Karen Johnson Davidson County
Batch# 1025360 DEEDQC
07/12/2023 01 39 35 PM 2 pgs
Fees. $12 00 Taxes· $0 00

20230712-0053443

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $-0-

Elaine J. Somerville
Affiant

BRIAN PAYNE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON

Subscribed and sworn to before me this 10th day of July, 2023.

Notary Public
My commission expires 09/07/2026

Address of New Owner·	Send Tax Bills to·	Tax Information
ELAINE J SOMERVILLE 7005 NORTHRIDGE DRIVE NASHVILLE, TN 37221	New Owner	142-13-0-A 064 00CO

QUITCLAIM DEED

For a consideration, the receipt and sufficiency whereof is hereby acknowledged, **ELAINE J. SOMERVILLE, UNMARRIED, SURVIVING TENANT BY THE ENTIRETY OF WILLIAM W. SOMERVILLE, DECEASED,** the Grantor, by these presents, does hereby quitclaim and convey to **ELAINE J. SOMERVILLE, UNMARRIED; BRIAN SOMERVILLE, MARRIED; JENNIFER BERGSTROM, and SEAN BERGSTROM, WIFE AND HUSBAND, all as joint tenants with right of survivorship,** the Grantees, all her title and interest in and to the following tract or parcel of land in Davidson County, Tennessee, to-wit

BEING LOT NO 64 ON THE PLAN OF PHASE I BOUNDARY PLAT OF RIVERSIDE OF RECORD IN BOOK 6900, PAGE 490, 491, AND 492, AND REVISED IN BOOK 6900, PAGE 784, AND CORRECTED IN INSTRUMENT NO 20040506-0052081, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACURATE DESCRIPTION

BEING THE SAME PROPERTY CONVEYED TO WILLIAM W SOMERVILLE AND ELAINE J SOMERVILLE, HUSBAND AND WIFE, BY WARRANTY DEED FROM THOMAS COLEMAN, JR , EXECUTOR OF ESTATE OF JOHN ADAMS COLEMAN, DECEASED, DATED JUNE 25, 2020, RECORDED JUNE 26, 2020, INSTRUMENT NO 20200626-0069600, REGIST'ER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE WILLIAM W SOMERVILLE HAVING DIED ON FEBRUARY 18, 2022 LEAVING ELAINE J SOMERVILLE AS HIS SURVIVING TENANT BY THE ENTIRETY

This property is improved property known as 7005 Northridge Drive, Nashville, TN 37221

This conveyance is made subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record

Witness my hand this 10th day of July, 2023

Elaine J. Somerville

ELAINE J SOMERVILLE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named ELAINE J SOMERVILLE, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein stated

Witness my hand and official seal at Nashville, Tennessee, this 10th day of July, 2023

Notary Public

My commission expires September 7, 2026

BRIAN PAYNE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON