Karen Johnson Davidson County
Batch# 1058883 DEEDQC
10/09/2023 08 35 04 AM 2 pgs
Fees $12 00 Taxes $0 00
20231009-0079126

EXECUTOR'S QUITCLAIM DEED

ADDRESS OF NEW OWNER AS FOLLOWS	SEND TAX BILLS TO	MAP & PARCEL NO
Lonnie Kevin Fairchild 4 East South Fork Drive Phoenix, AZ 85048	same	092 02 0 365.00

THIS INSTRUMENT WAS PREPARED BY
Elizabeth L Adams, Attorney
7100 Hardwood Lane - College Grove, TN 37046
Phone 615-293-5598 - Fax 615-791-6096 - Email· eadams@adamslaw-tn com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer is $-0-)

LONNIE KEVIN FAIRCHILD, Affiant

Subscribed and sworn to before me,)
this 3rd day of October 2023)

NOTARY PUBLIC

My Commission Expires 07/07/27)

BORNA ESLAMI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT IS MADE AND ENTERED INTO on this 3rd day of OCTOBER, 2023, by and between LONNIE KEVIN FAIRCHILD, Personal Representative of the Estate of William Robert Maupin, hereinafter referred to as Grantor, and LONNIE KEVIN FAIRCHILD, hereinafter referred to as Grantee all of his right, title and interest in and to the following described real estate, to-wit:

BEING Lot No. 15 in the Plan of Hefferman Place of record in Book 161, Page 138, Register's Office for Davidson County, Tennessee.

SAID Lot No. 15 fronts 50 feet on the southerly side of Meharry Boulevard and runs back between parallel lines 150 feet to an alley on which it measures 50 feet thereon.

BEING the same property conveyed to William Maupin by deed from Alice W. Jew or record in Instrument Number: 00005786-0000086, Register's Office for Davidson County, Tennessee.

WILLIAM ROBERT MAUPIN, a resident of Davidson County, State of Tennessee, who died February 26, 2023, held a One Hundred Percent (100%) interest in the above-described real estate. The Last Will and Testament of William Robert Maupin was admitted to probate in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division) on April 5, 2023, Docket No. 23P597. The sole beneficiary of his estate is LONNIE KEVIN FAIRCHILD.

This is improved property known as 2505 Meharry Boulevard, Nashville, TN 37208.

LONNIE KEVIN FAIRCHILD
Personal Representative of the Estate of
William Robert Maupin

STATE OF Tennessee)

COUNTY OF Davidson)

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared LONNIE KEVIN FAIRCHILD with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at my office in said County, on this 3rd day of October, 2023.

My Commission Expires 07/07/27.

Notary Public

BORNA ESLAMI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY