Karen Johnson Davidson County
Batch# 1075095 DEEDQC
11/27/2023 10:39:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20231127-0091377

This instrument prepared by:
Marjorie Kaup Haines, Esq., BPR#026345
PO Box 681493
Franklin TN 37068
615-818-6988

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
Kimball Russ Hitchcock, Jr.	Same as new owner	Map & Parcel 142-07-0C-008.00.CO
214 Myhr Green		
Nashville TN 37221		

FOR AND IN CONSIDERATION of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, **Kimball Hitchcock (also known as Kimball Russ Hitchcock, Jr.) and Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock) by Kimball Russ Hitchcock, Jr. and Charlotte Binkley Drake, as Co-Conservators of Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock), under Davidson County Probate Court Docket #22P1533,** do hereby quitclaim and convey unto **Kimball Hitchcock (also known as Kimball Russ Hitchcock, Jr.),** his successors and assigns, all of her right, title and interest, if any, in and to the following described tract of land in Davidson County, Tennessee:

A Condominium Apartment in Davidson County, Tennessee, being Unit 8 of Ashley Green, a horizontal property regime pursuant to the Tennessee Horizontal Property Act, as shown on the Plan of record in Book 6900, page 24, Register's Office, Davidson County, Tennessee; amended in Book 6900, page 978, said Register's Office, and shown as Exhibit "C" to the Master Deed of record in Book 7184, page 44 and Instrument #20111101-0084880, said Register's Office, to which source reference is hereby made for more complete details of description, together with the said Apartment's appurtenant undivided in interest in the general and limited common elements of the Condominium.

Being the same property conveyed to Kimball Hitchcock and Delores Hitchcock, husband wife, of record in Instrument #20220826-0096612, Register's Office, Davidson County, Tennessee. Kimball Hitchcock is one and the same as Kimball Russ Hitchcock, Jr. Delores Hitchcock is one and the same as Delores Jane McClure Binkley Hitchcock.

Property commonly known as 214 Myhr Green, Nashville TN 37221.

STATE OF TENNESSEE
COUNTY OF Davidson

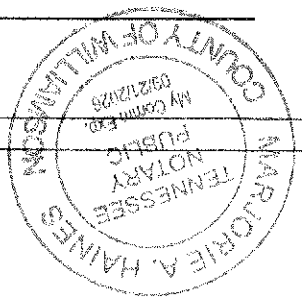
The actual consideration for this transfer is $-0-

Subscribed and sworn to before me this the 24th day of August 2023.

Affiant

Notary Public

My commission expires 9-21-2026
(Affix Seal)



Witness my hand this 21st day of November, 2023.

GRANTORS:

Delores Hitchcock by Charlotte B. Drake

Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock) by Charlotte Binkley Drake, as Co-Conservator of Delores Jane McClure Binkley Hitchcock

Delores Hitchcock by Kimball Russ Hitchcock, Jr.

Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock) by Kimball Russ Hitchcock, Jr., as Co-Conservator of Delores Jane McClure Binkley Hitchcock

Kimball Russ Hitchcock, Jr.

Kimball Hitchcock (also known as Kimball Russ Hitchcock, Jr.)

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 21st day of November, 2023, personally appeared before me, the undersigned, a Notary Public for said County and State, **Charlotte Binkley Drake, as Co-Conservator of Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock)**, 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 executed the within instrument for the purposes therein contained as conservator.

Witness my hand and official seal at Brentwood, Tennessee, this 21st day of November, 2023.

Linda J. Williams
Notary Public
My Commission Expires: 03/03/2026

LINDA J WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 3-3-2026

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this ___ day of November 24, 2023, personally appeared before me, the undersigned, a Notary Public for said County and State, **Kimball Hitchcock (also known as Kimball Russ Hitchcock, Jr.), as Co-Conservator of Delores Hitchcock (also known as Delores Jane McClure Binkley Hitchcock)**, and in his individual capacity, 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 as conservator.

Witness my hand and official seal at Nashville, Tennessee, this 24th day of November, 2023.

Notary Public
My Commission Expires: 9-21-2026

MARJORIE A. HAINES
TENNESSEE NOTARY PUBLIC
My Comm. Exp. 09/21/2026
COUNTY OF WILLIAMSON

CERTIFICATE OF AUTHENTICITY

I, Elizabeth Ryder Sykes, do hereby make oath that I am a licensed attorney and/or the custodian or 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 **November 21 and 24, 2023**.

November 27, 2023
Date

Elizabeth Ryder Sykes
Elizabeth Ryder Sykes

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this **27th** day of **November, 2023**.

Linda J. Williams
Notary Public

My commission expires:

March 3, 2026

