THIS INSTRUMENT PREPARED BY:
Robert G. Wheeler, Jr.
The Law Office of Robert G. Wheeler, Jr.
P.O. Box 211
Goodlettsville, TN 37070-0211

Karen Johnson
Batch # 1086381
12/29/2023 08:13:31 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20231229-0099934

EXECUTOR'S QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills To:	Map & Parcel Number
Helen Carney True c/o Richard True 3415 West End Ave. Str. 512 Nashville, TN 37203	Richard True 3415 West End Ave. Str. 512 Nashville, TN 37203	Map 32-7, Parcel 62

Katherine C. LaRue, hereinafter referred to as "Decedent", died on August 25, 2022, leaving a Will dated February 9, 2022. The Will was admitted to Probate on December 1, 2022, in the Probate Court for Davidson County, Tennessee, Docket Number 22P-1978. The Will named Richard M. True as Executor. The Executor is duly qualified. All debts of the Decedent have been paid. The Tennessee Inheritance Tax clearance is no longer required by law since the death occurred after 2016, pursuant to T.C.A. 67-8-314. The Executor, by signing this Deed, releases any right the Executor has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the Will of Katherine C. LaRue, Richard M. True, Executor, quitclaims to the Estate of Helen Carney True, Probate Court for Davidson County, Tennessee, Docket Number 23P-1452, an unmarried person at the time of her death on February 12, 2023, all right, title and interest in the following described real estate in Davidson County, Tennessee:

A house and lot located in Davidson County, Tennessee, being Lot No. 96 on the Plan of Dr. V. S. Lindsley'a Addition to Edgefield, now East Nashville, as of record in Book 57, page 25, Register's Office for Davidson County, Tennessee.

Said Lot No. 96 fronts 50 feet on the Westerly side of Stockell Street and runs back between parallel lines 174 ¼ feet to an alley.

Being the same property conveyed to Rufus G. LaRue and Katherine C. LaRue by deed from Roy Cragg and Wilma Cragg of record in Book 5249, page 497, Register's Office for Davidson County, Tennessee. The said Rufus G. LaRue having since died, the property then becoming vested in Katherine C. LaRue, in fee simple.

This is improved property known as 818 Stockell Street, Nashville, TN 37207.

The Helen Carney True Estate bears Davidson County Probate Docket number 23P-1452.

The property description, as contained herein, is the same as that contained in the previous deed of record.

This transfer is by quitclaim and the undersigned makes no warranties about the title.

WITNESS my hand on the day and date acknowledged below.

ESTATE OF KATHERINE C. LARUE

Richard M True
By: RICHARD M. TRUE, Executor

STATE OF TENNESSEE }
COUNTY OF SUMNER }

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Richard M. True, Executor, with whom I am personally acquainted and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal this the 14th day of December 2023.

ROBERT G. WHEELER JR.
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires July 20, 2027

Robert G. Wheeler Jr.
NOTARY PUBLIC

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

The actual consideration or value, whichever is greater, for this transfer is NONE, the tax being exempt under the provisions of T.C.A. Section 67-4-409(a)(3)(D).

AFFIANT

Sworn to and subscribed before me this the 14th day of December 2023.

ROBERT G. WHEELER JR. STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

My Comm. Expires July 20, 2027

NOTARY PUBLIC