BOX 10-A

This Instrument Prepared By:
J. Greg Hardeman
HARDEMAN, MONTGOMERY & POTTER
4301 Hillsboro Road, Suite 300
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
This transfer is made to implement
a testamentary devise pursuant to
T.C.A. 67-4-409(a)(3)(D).

Affiant

Sworn to and subscribed before me
this 28 day of December, 2023.

Notary Public

My Commission Expires:

JOHN GREGORY HARDEMAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires 3/3/25

Karen Johnson Davidson County
Batch # 1086449 DEEDQC
12/29/2023 09:19:45 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20231229-0100015

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Carey Clarke Aron Katherine Clarke Bird Co-Trustees 107 Cheek Road Nashville, TN 37205	Same	Map 14 Parcel 1

KNOW ALL MEN BY THESE PRESENTS, Daniel C. Clarke, Executor under the will of Mary A. Clarke, deceased, for good and valid consideration, the receipt of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of Mary A. Clarke, the decedent's will having been duly admitted to probate in Davidson County, Tennessee as of record in Docket No. 23-1595, Probate Court for Davidson County, Tennessee, does hereby convey, release and forever quitclaim unto Carey Clarke Aron and Katherine Clarke Bird, Co-Trustees under the will of Mary A. Clarke, all of his interest as Executor, in a certain tract of land in Davidson County, Tennessee described as follows:

A tract of land in the 7th, formerly 11th Civil District of Davidson County, Tennessee, being Lot No. 11 of Block "A", on the map of Lealand Manor, as of record in Book 974, Page 74, Register's Office for said county, described as follows:

Beginning at a point on the northerly margin of Tyne Boulevard, 993.3 feet easterly from the easterly margin of the Granny White Pike, the southeast corner of Lot No. 12 on said plan; and running thence south 87 degrees 39 minutes east, with the northerly margin of Tyne Boulevard, 227 feet to the southwest corner of Lot No. 10

on said plan; thence north 6 degrees 52 minutes east, with the line between said Lot Nos. 10 and 11, 394.7 feet to the common corner of Lot Nos. 6, 7, 10 and 11 on said plan; thence north 85 degrees 16 minutes west with the line between said Lot No. 11 and Lot Nos. 5 and 6 on said plan, 259.1 feet to the northeast corner of said Lot No. 12; and thence south 2 degrees 14 minutes west, with a line between said Lot Nos. 11 and 12, 404.2 feet to the beginning, containing 2.23 acres, more or less.

Being the same property conveyed to Mary A. Clarke by deed from Daniel C. Clarke of record in Instrument No. 200004250040917, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

This is improved property known as 1114 Tyne Boulevard, Nashville, Tennessee 37220.

IN WITNESS WHEREOF I have hereunto set my hand on this the 28th day of DECEMBER, 2023.

Daniel C. Clarke, Executor under the Will of
Mary C. Clarke

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John Gregory Hardeman, a Notary Public in and for said County and State, the within named, Daniel C. Clarke, Executor under the Will of Mary C. Clarke, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 28 day of December, 2023.

Notary Public

My Commission Expires: 3/3/25

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 3/3/25