THIS INSTRUMENT PREPARED BY:
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(615) 255-2191

Karen Johnson
Batch # 1101829
02/16/2024 11:04:29 AM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240216-0010859

EXECUTOR'S QUITCLAIM DEED

ADDRESS NEW OWNERS AS FOLLOWS:	SEND TAX BILLS TO:	PARCEL #:
MARGARET M. STRONG, et al. 1131 Sunnymeade Dr. Nashville, TN 37216	SAME	07204002600

This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(3)(D) as being the implementation of a testamentary devise. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(5).

Whereas, Sara Jo Harris Strong owned certain real property in Davidson County, Tennessee;

Whereas, said real property is included in the probate estate pursuant to T.C.A. §31-2-103;

Whereas, Sara Jo Harris Strong left a Last Will and Testament duly probated in the Probate Division of the Seventh Circuit Court of Davidson County, Tennessee, Docket Number 23P1435, appointing MARGARET M. STRONG as Executor;

Now, therefore, I, MARGARET M. STRONG, EXECUTOR OF THE ESTATE OF SARA JO HARRIS STRONG, ("GRANTOR"), pursuant to the terms of the Will of Sara Jo Harris Strong, hereby transfer, convey and quitclaim all of GRANTOR'S right title and interest in certain property located in Davidson County, Tennessee described on Exhibit A attached hereto and incorporated herein by reference ("the Property") as follows:

(i) A one-half (1/2) undivided interest in the Property as a tenant in common to MARGARET M. STRONG, her heirs and assigns; and

(ii) A one-half (1/2) undivided interest in the Property as a tenant in common to DONALD G. STRONG, III, his heirs and assigns.

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

WITNESS my hand this 12 day of February, 2024.

Margaret M. Strong

MARGARET M. STRONG, EXECUTOR OF THE ESTATE OF SARA JO HARRIS STRONG

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me personally appeared MARGARET M. STRONG, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Executor of the Estate of Sara Jo Harris Strong and that she as such Executor executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 12 day of February, 2024.

Carolyn Walker

Notary Public
My Commission Expires: 9-8-25

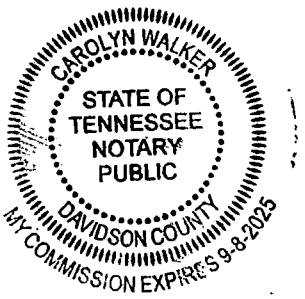


EXHIBIT A

Land in Davidson County, Tennessee, being the Northerly one-half of Lot No. 23 and 24, Block "A", on the Plan of Inglewood Golf Club Subdivision, of record in Plat Book 843, page 65, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

The Plan of record in Plat Book 843, page 65, Register's Office for DAVIDSON County, Tennessee. Restrictive covenants contained in an instrument of record in Book 918, page 759, Register's Office for Davidson County, Tennessee.
Subject to the flow of any stream across the subject property.
Any and all visible easements lying on or across the property.

Being the same property conveyed to Donald Strong and Jo Strong, husband and wife by Deed of record in instrument number 20080828-0088475, R.O.D.C. Donald Strong predeceased Jo Strong and his interest vested in her.

The property address is 1500 Stratford Ave., Nashville, TN 37216.