Information was provided from parties involved. No search of public records was performed.

THIS INSTRUMENT PREPARED BY:
Meridian Law. PLLC
5141 Virginia Way, Suite 320
Brentwood, TN 37027

Karen Johnson Davidson County
Batch # 1139502 DEEDQC
05/24/2024 02:07:45 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20240524-0038963

Address New Owner(s)
Jeremy Clute, Trustee
The Marye Leigh Wahl Family Trust
805 Cross Creek Rd., SE, Huntsville, AL 35802

Send Tax Bills To:
Jeremy Clute, Trustee
The Marye Leigh Wahl Family Trust
805 Cross Creek Rd., SE, Huntsville, AL 35802

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS BY THESE PRESENTS that, in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration, receipt and sufficiency of which is hereby acknowledged, **JEREMY CLUTE**, having an address of 805 Cross Creek Rd., SE, Huntsville, AL 35802 (hereinafter the "Grantor") as the court-appointed appointed Executor of **The Estate of Marye Leigh Wahl**, deceased, who died on March 13, 2023, in connection with the distribution of the Estate of the Decedent pursuant to her Last Will and Testament that was duly admitted to probate in Davidson County, Tennessee, on July 20, 2023 and recorded under Docket No. 23-P-1125 (Davidson County, Tennessee, Probate Division), hereby releases, remises, conveys and quitclaims unto **Jeremy Clute as Trustee of The Marye Leigh Wahl Family Trust** (the "Grantee"), and his successors in interest and assigns, all of the right, title and interest of the Decedent and the Decedent's Estate in and to a certain improved tract or parcel of land located in **Davidson County, Tennessee** being more particularly described as follows:

Parcel Address: 637 Rochelle Drive, Nashville, TN 37220

Tax/ Parcel: 146-15-0-139.00 (Davidson County, Tennessee)

Legal Description: See SCHEDULE A

Said property is conveyed to the Grantee together with all and singular the appurtenances thereto belonging or in anywise appertaining thereto, and all the estate, right, title, interest, lien, equity and claim whatsoever of Marye Leigh Wahl or of her Estate, either in law or in equity, for the use and benefit of said Grantee forever who shall administer, hold and distribute said property according to the Trust instrument, subject to such limitations, restrictions and encumbrances as may affect the said property.

The Grantor certifies that he is the duly court appointed Executor of The Estate of Marye Leigh Wahl, deceased, that he has not been removed from office nor have Letters Testamentary that were issued to him been revoked. The Grantor is joined in this instrument by Grace Tiernan Wahl a.k.a. Grace Tiernan Chamness being a devisee under the last will and testament of the Decedent, her otherwise intestate heir at law and her sole surviving child, and by Kristen Clute, being a devisee under the Decedent's last will and testament and Decedent's sister.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on **this** 22 **day of May, 2024.**

Jeremy Clute

STATE OF Alabama
COUNTY OF Madison

On **this** 22nd **day of May, 2024**, before me, the undersigned, personally appeared **Jeremy Clute**, to me known to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

Notary Public
My Commission Expires: 9/13/2025

BRIAN BIGELOW
NOTARY PUBLIC
STATE OF ALABAMA
COMM. EXP. 09-13-2025

STATE OF Alabama
COUNTY OF Madison

The actual consideration for this transfer is **$0.00**.

Affiant: Jeremy Clute

Subscribed and sworn to before me, **this** 22nd **day of May, 2024**.

Notary Public
My Commission Expires: 9/13/2025

BRIAN BIGELOW
NOTARY PUBLIC
STATE OF ALABAMA
COMM. EXP. 09-13-2025

JOINDER

IN WITNESS WHEREOF, Grace Tiernan Wahl a.k.a. Grace Tiernan Chamness herby joins the Grantor in this instrument and has evidenced her joinder by affixing her signature, below. **Grace Tiernan Wahl a.k.a. Grace Tiernan Chamness** has hereby caused this instrument to be executed on **this** 20th **day of May, 2024.**

Grace Chamness

Grace Tiernan Wahl
a.k.a. Grace Tiernan Chamness

STATE OF TENNESSEE
COUNTY OF Davidson

On **this** 20th **day of May, 2024**, before me, the undersigned, personally appeared **Grace Tiernan Wahl a.k.a. Grace Tiernan Chamness**, to me known to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.



Notary Public
My Commission Expires:

JOINDER

IN WITNESS WHEREOF, Kristen Clute herby joins the Grantor in this instrument and has evidenced her joinder by affixing her signature, below. **Kristen Clute** has hereby caused this instrument to be executed on **this** 22nd **day of May, 2024.**

Kristen Clute

Kristen Clute

STATE OF Alabama

COUNTY OF Madison

On **this** 22nd **day of May, 2024**, before me, the undersigned, personally appeared **Kristen Clute**, to me known to be the persons described in and who executed the foregoing instrument, and who acknowledged the execution of same to be their free act and deed.

IN WITNESS WHEREOF, I have hereunto set my hand and seal.

Notary Public
My Commission Expires: 9/13/2025

BRIAN BIGELOW
NOTARY PUBLIC
STATE OF ALABAMA
COMM. EXP. 09-13-2025

SCHEDULE A

Legal Description

Land in the Sixth Civil District of Davidson County, Tennessee, bring Lot No. 80 on the Plan of Halleywood Estates, Section 5, as of record in Book No. 2330, Page 74, Register's Office for Davidson County, Tennessee.

Said Lot No. 80 fronts 126.9 feet along a slightly curved line N the Easterly side of Rochelle Drive, and extends back 275.2 feet on the Northerly line, and 301.9 feet on the Southerly line, to a dead line in the rear on which it measures 68.1 feet.

Being the same property conveyed to Marye Leigh Wahl, a single woman, via Warranty Deed dated August 2, 2019, from Phillip A. Regen and Janet M. Regen, husband and wife, which is recorded as Instrument No. 20190809-0079423, Register's Office for Davidson County, Tennessee.

This conveyance is subject to restrictions, dedications, conditions, reservations, easements and other matters shown on the Plat of HALLEYWOOD ESTATES SECTION 5, as recorded in Plat Book 2330, Page 74, Register's Office for Davidson County, Tennessee.

This conveyance is subject to covenants, conditions and restrictions as set forth in Deed recorded in Book 2493, Page 500, Register's Office for Davidson County, Tennessee.

This is improved property that is located at 637 Rochelle Drive, Nashville, TN 37220.