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).

Susannah Wilson
Affiant

Karen Johnson Davidson County
Batch # 1163286 DEEDQC
07/29/2024 10:15:12 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20240729-0056919

Sworn to and subscribed before me this 26 day of July, 2024.

Notary Public

My Commission Expires: My Commission Expires 3/3/25

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXECUTOR'S DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Susannah Wilson 5032 West Oak Highlands Drive Antioch, TN 37013	Same	Map/Parcel: 173-4A-61

KNOW ALL MEN BY THESE PRESENTS, Vance Wilson, Executor of the Estate of James H. Ryan, 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 James H. Ryan, the decedent's will having been duly admitted to probate in Davidson County, Tennessee as of record in Docket No. 24P-1114, Probate Court for Davidson County, Tennessee, does hereby convey, release and forever quitclaim unto Susannah Wilson, all of his interest in a certain tract of land in Davidson County, Tennessee described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 61 on the Plan of Oak Highlands, of record in Book 6900, pages 431-435, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James H. Ryan, III by Deed of Record in Book 7694 Page 346, Register's Office for Davidson County, Tennessee.

James H. Ryan died on March 3, 2022, with his Last Will and Testament being admitted to probate in the Probate Court for Davidson County, Tennessee (Docket No.

24P-1114) on or about June 8, 2024. Susannah Wilson is the devisee of the real estate referenced herein as established by the will of James H. Ryan.

James H. Ryan and James H. Ryan III are one and the same person.

Being improved property known as 5032 West Oak Highlands Drive, Antioch, TN 37013.

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

IN WITNESS WHEREOF I have hereunto set my hand on this the 26th day of July, 2024.

Vance Wilson, Executor
Estate of James H. Ryan

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, Vance Wilson, Executor of the Estate of James H. Ryan with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he as Executor of the Estate of James H. Ryan, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 26 day of July, 2024.

Notary Public

My Commission Expires: 3/3/25

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