Karen Johnson
Batch # 1173553
08/23/2024 02:53:22 PM
Fees: $17.00 Taxes: $0.00
Davidson County
DEEDQC
3 pgs
20240823-0065016

THIS DOCUMENT PREPARED BY:
Ellis H. Marshall, III
MARSHALL & ASSOCIATES, PLLC.
10574 Lebanon Rd.
Mt. Juliet, TN 37122
(615) 885-4335

FROM: **WYLENE IRWIN PHILLIPS as surviving spouse**

TO: **WYLENE IRWIN PHILLIPS and LABRINA WILLIAMS, with rights of survivorship**

QUITCLAIM DEED

Address New Owner:	Sent Tax Bills to:	Map-Parcel Numbers
Wylene Phillips and Labrina Williams 216 Stewarts Ferry Pike Nashville, TN 37214	Wylene Phillips and Labrina Williams 216 Stewarts Ferry Pike Nashville, TN 37214	Map: 096-07 Parcel: 001.03

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

The actual consideration for this transfer is $0.00.

Wylene I. Phillips
WYLENE IRWIN PHILLIPS, Affiant.

Labrina Williams
LABRINA WILLIAMS, Affiant.

Subscribed and sworn to under oath before me this 2nd day of June, 2023.

Melanie W T Marshall
NOTARY PUBLIC
My Commission Expires: 03/27/2027

MELANIE W. T. MARSHALL
NOTARY PUBLIC
TENNESSEE
COUNTY OF WILSON

THIS DOCUMENT PREPARED BY:
Ellis H. Marshall, III
MARSHALL & ASSOCIATES, PLLC.
10574 Lebanon Rd.
Mt. Juliet, TN 37122
(615) 885-4335

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the hereinafter named, **WYLENE IRWIN PHILLIPS AND LABRINA WILLIAMS, with rights of survivorship**, Grantees, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **WYLENE IRWIN PHILLIPS**, Grantor, does hereby quitclaim, transfer and convey to **WYLENE IRWIN PHILLIPS AND LABRINA WILLIAMS, with rights of survivorship** all interest, right and ownership she may have to the following parcel of real estate located in Davidson County, Tennessee, as described in **Exhibit A**.

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 2nd day of June, 2023.

Wylene I. Phillips
WYLENE IRWIN PHILLIPS

STATE OF TENNESSEE)
)
COUNTY OF WILSON)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared **WYLENE IRWIN PHILLIPS**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and whom upon oath acknowledged herself to be **WYLENE IRWIN PHILLIPS**, and whom upon further oath acknowledged that she executed the foregoing instrument for the purposes therein contained by signing her name.

Witness my hand and official seal at Mt. Juliet, Tennessee, this 2nd day of June, 2023.

Melanie W.T. Marshall
NOTARY PUBLIC
My Commission Expires: 03/27/2025

MELANIE W. T. MARSHALL
TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

THIS DOCUMENT PREPARED BY:
Ellis H. Marshall, III
MARSHALL & ASSOCIATES, PLLC.
10574 Lebanon Rd.
Mt. Juliet, TN 37122
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EXHIBIT A

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Tract No. 4 on a survey by Hickerson & Johnson, Engineers, dated July 30, 1962.

Said Tract No. 4 fronts 84 feet on the southerly margin of Stewarts Ferry Pike and runs back 215.3 feet on the easterly line and 221 feet on the westerly line to a dead line in the rear measuring 84.2 feet thereon,

Being the same property conveyed to Glen Dale Penuel, Jr. et ux Bonnie L. Penuel by deed of record in Book 4031, Page 766, Register's Office, Davidson County, Tennessee.

Being the same property conveyed to Oliver Phillips et ux Wylene Irwin Phillips by deed of record in Book 4725, Page 601, Register's Office, Davidson County, Tennessee.

This is improved property known as: 216 Stewarts Ferry Pike, Nashville, Tennessee 37214.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.