Karen Johnson Davidson County
Batch# 1193150 DEEDQC
10/14/2024 10:28:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20241014-0079365

EXECUTOR'S QUITCLAIM DEED

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

The actual consideration or value, whichever is greater for this transfer is $0.00.

Affiant

Subscribed and sworn to before me
This 8 day of Oct 2024.

Notary Public

My Commission Expires: 11/03/2025

TRENT NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address New Owners as:	Tax Bill To:	Map / Parcel
David Ferree **4218 Lindawood Drive** **Nashville, TN 37215**	New Owner	091 02 3P 001.00

This instrument prepared by: Notestine Law Firm, Attorneys at Law, 109 Kenner Avenue, Suite 201, Nashville, Tennessee 37205. Prepared from information furnished by the parties without benefit of a title examination.

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid, know all persons by these presents, **John Ferree and David Ferree, as Executor of the Estate of Lorene Ferree** (hereinafter referred to as "Grantors") do hereby quitclaim and convey unto **David Ferree** (hereinafter referred to as "Grantee"), all of their interest in the following described parcels of real estate located in Davidson County, Tennessee, being more particularly described as follows:

Land in Davidson County, being Lot No. 4 on the Plan of the Addition of Lindawood, as of record in Book 2854, page 140, Register's Office for Davidson County.

Beginning at a point on the northerly margin of Castleman Drive at the Corner of Lots No. 3 and 4; thence with the line between said lots, northwesterly 225.9 feet to the point; thence westerly 158.8 feet to a point in the easterly margin of Lindawood Drive; thence with the margin of same southerly 139 feet to a monument at the beginning of a curve; thence around said curve; easterly 39.27 feet to a point in the northerly margin of Castleman Drive; thence with the margin of same, easterly around a slight curve, 215.26 feet to the point of beginning.

Being the same property conveyed to Lorene Koonts Ferre, a/k/a Lorene Marie Koonts Ferree, by Warranty Deed from Genola Virginia Koonts Cottrell, of record in Book 8583, page 346, Register's Office for Davidson County, Tennessee.

Lorene Koonts Ferree, a/k/a Lorene Marie Koonts Ferree is deceased. She died on October 19, 2023. Her husband predeceased her. Having since died, Title has been vested in her two sons, John Ferree and David Ferree, by Affidavit of Heirships, in record of Instrument No. 20231227-0099204 and Instrument No. 20231227-0099203, for said county. Title has also been vested in the Estate of Lorene Ferree, pursuant to Last Will and Testament filed in Case No. 24P1127.

This improved property is commonly known as 2328 Castleman Drive, Nashville, Tennessee 37215 and 4218 Lindawood Drive, Nashville, Tennessee 37215.

This is the same legal description used in the last instrument of record.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises. The Grantors are joining into the instrument to convey to the Grantee all interest they may have in the above-described property.

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 8 day of Oct., 2024.

GRANTOR:

John Ferree

By: John Ferree

STATE OF North Carolina }
COUNTY OF Haywood }

On this 8th day of October, in the year 2024, before me the undersigned, personally appeared John Ferree, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument and acknowledged that they executed it.

WITNESS my hand and official seal or stamp, this 8th day of October, 2024.

Gregory L. Owens

Notary Public

My Commission Expires: September 11, 2029

Gregory L Owens
NOTARY PUBLIC
Haywood County, NC

David Ferree

By: David Ferree, as Executor

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared, **David Ferree, Executor for The Estate of Lorene Ferree,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **Executor for The Estate of Lorene Ferree**, and as such **Executor** acknowledged the he is authorized to execute the foregoing instrument on behalf of **The Estate of Lorene Ferree,** the within named bargainor, and that he as such **Executor,** executed the foregoing instrument for the purpose therein contained, by signing the name **David Ferree as Executor.**

WITNESS my hand and official seal at Nashville, Tennessee, this 8 **day of** Oct., **2024.**

Notary Public

My Commission Expires: 11/03/2025

TRENT NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Certificate of Authenticity

I, Robert J. Notestine III, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on Oct. 8, 2024.

AFFIANT SIGNATURE

Oct. 14, 2024
Date

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Sworn and subscribed to me on this 14th day of October, 2024.

NOTARY'S SIGNATURE

My Commission Expires: 11/03/2025

Notary's Seal:

TRENT NOTESTINE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY