THIS INSTRUMENT PREPARED BY:
Scott Pilkinton (#030300)
Muletown Law, P.C.
805 S. Garden St.
Columbia, TN 38401

Title is not subject to transfer tax pursuant to T.C.A. § 67-4-409(a)(1)(C)(iv) so an oath of value is not required under T.C.A. § 67-4-409(a)(1)(E)

Prepared from information provided by the parties, without benefit of a title examination, and preparer makes no representation about the status of the title of the property described within.

Preparer of this instrument is not acting as closing agent for IRS reporting purposes or otherwise.

REGISTER OF DEEDS USE ONLY

Karen Johnson Davidson County
Batch# 1202389 DEEDQC
11/06/2024 12:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241106-0086359

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL
Carla D. Adams and James W. Adams 1883 Loney Drive Nashville, TN 37210 **Cathy Purdom** 5506 Thalman Drive Brentwood, TN 37027	**Carla D. Adams and James W. Adams** 1883 Loney Drive Nashville, TN 37210	**10614005800**

I, **Cathy Purdom, as Personal Representative of the Estate of Edith P. Woosley,** ("*Grantor*"), by operation of law hereby quitclaim, transfer, and convey to **James W. Adams, Carla D. Adams, and Cathy Purdom** ("*Grantees*") an undivided one-third interest each of all of Edith Woosley's right, title, and interest in improved real estate in Davidson County, Tennessee, commonly known as **1982 Loney Drive in Nashville, Tennessee, 37210,** and more particularly legally described as:

Land in Davidson County, Tennessee, being Lot No. 65 on the Plan of Raymond Heights, as of record in Book 1424 page 141, Register's Office for said County. Said Lot No. 65 fronts 75 feet on the southeasterly side of Loney Drive and runs back 219.5 feet on the northeasterly line and 232.9 feet on the southwesterly line to a dead line in the rear, measuring 77.6 feet thereon. Being the same property conveyed to Martin Thomas Binkley and wife, Ava A. Binkley, by deed from Bernice

Fleaner and Charles Henry Scott, of record in Book 2489, page 603, said Register's Office.

[Property description above from prior deed]

Being the same property conveyed to Joseph H. Woosley and wife, Edith P. Woosley, from Martin Thomas Binkley and wife, Ava A. Hinkley by Warranty Deed dated November 7, 1958 and recorded November 13, 1958 in Book 2813 Page 309, Register's Office of Davidson County, Tennessee.

Joseph H. Woosley died February 13, 1993, leaving Edith P. Woosley as the sole owner.

Edith P. Woosley died on January 6, 2024, and her Last Will and Testament being probated in Davidson County Circuit Court, case number 24P433. The probated Last Will and Testament devises this property to James W. Adams, Carla D. Adams, and Cathy Purdon as one-third interest each, brings the real property into the probate estate, and grants the personal representative the right to convey this property.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantor: ESTATE OF EDITH P. WOOSLEY
By: CATHY PURDOM, Personal Representative

Cathy Purdom

Date: 11-5- ,2024

State of Tennessee)
County of Davidson)

Personally appeared before me, Cathy Purdom, Personal Representative of the Estate of Edith P. Woosley, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that such person is the personal representative of the Estate of Edith P. Woosley, the maker or a constituent of the maker and is authorized by the maker or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand and seal, at office in Nashville, this 5th day of November 2024.

NOTARY PUBLIC

My Commission expires on: 9-8-25.

SCOTT PILKINTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MAURY COUNTY
TITLE COMPANY, INC.

805 South Garden Street
P.O. Box 2012
Columbia, TN 38402-2012
Phone (931) 388-4487
Fax (931) 381-3748
www.maurycountytitle.com

Tennessee Certification of Electronic Document

I, Scott Pilkinson, 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 11-5-2024 (date of document).

Affiant Signature

11-5-24
Date

State of Tennessee
County of Maury

Sworn to and subscribed before me this 6TH day of November, 2024.

Notary's Signature

My commission expires: 06-25-2025

NOTARY'S SEAL

BRITTANY BREWER
STATE OF TENNESSEE NOTARY PUBLIC
MAURY COUNTY