Karen Johnson Davidson County
Batch# 1217831 DEEDQC
12/18/2024 03:20:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20241218-0098407

Prepared by: John W. Crow, II, Attorney, 1503 16th Avenue South, Nashville, TN 37212, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

JOHN SANDERS BARR, Executor of the ESTATE OF VICKY SUE BARR, deceased

TO

JOHN SANDERS BARR

EXECUTOR'S QUITCLAIM DEED

THIS EXECUTOR'S QUITCLAIM DEED OF REALTY executed this 18 day of December, 2024, by and between JOHN SANDERS BARR, Executor of the ESTATE OF VICKY SUE BARR, deceased, ("Grantor"), and JOHN SANDERS BARR, an unmarried man, ("Grantee"),

WITNESSETH:

Vicky Sue Barr died testate May 21, 2024. The Last Will and Testament of Vicky Sue Barr, executed July 26, 2020, was admitted to probate in the Seventh Circuit (Probate) Court for Davidson County, Tennessee, Case No. 24P1270, on July 11, 2024. The Grantor does herby transfer to Grantee, all right, title, and interest in and to certain realty situated in Davidson County, State of Tennessee, described as follows, to-wit:

> BEING Lot No. 72 on the Map of Porter Heights, Part Two, of record in Book 1424, Page 79, in the Register's Office for Davidson County, Tennessee.
>
> SAID Lot No. 72 fronts 78 feet on the easterly side of Preston Drive and runs back 163.1 feet on the north line and 163.2 feet on the south line, to a dead line the rear, measuring 78 feet thereon.
>
> BEING the same property conveyed to VICKY S. BARR A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, by Quitclaim Deed from JOHN S. BARR AND WIFE, VICKY S. BARR, dated April 09, 2008, and recorded May 16, 2008, as Instrument No. 20080516-0050560, in the Register's Office for Davidson County, Tennessee.

This is improved property known as: 1519 Preston Drive, Nashville, Tennessee 37206.

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

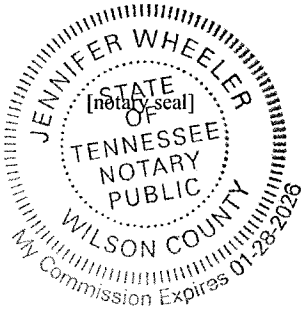
IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty this 18 day of December, 2024.

JOHN SANDERS BARR, Executor of the
ESTATE OF VICKY SUE BARR, deceased

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **JOHN SANDERS BARR**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument in his capacity as Executor of the ESTATE OF VICKY SUE BARR, deceased, for the purposes therein contained.

Witness my hand and seal at office this the 18th day of December, 2024.



Notary Public

My Commission Expires: 1·28·26

Property Owner(s) Name and Mailing Address	**Person or Entity Responsible for Payment of Property Taxes**
John S. Barr 1519 Preston Drive Nashville, TN 37206	Same/Owner
Property Address	**Map and Parcel No.**
1519 Preston Drive Nashville, TN 37206	072-16-0-178.00

THIS TRANSFER IS EXEMPT FROM TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(a)(1)(C)(iv) as a deed executed by an Executor to implement a testamentary devise.

Tennessee Certification of Electronic Document

I, Alexandra Hulme, 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 December 18, 2024.

Affiant Signature

12/18/24
Date

State of Tennessee)
)
County of Davidson)

Sworn to and subscribed before me this 18th day of December, 2024.



Notary's Signature

MY COMMISSION EXPIRES: 1-28-26