EXECUTOR'S QUITCLAIM DEED

Karen Johnson
Batch # 1242959
03/04/2025 03:46:41 PM
Fees: $12.00 Taxes: $0.00

Davidson County
DEEDQC
2 pgs

20250304-0016363

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $10.00

Shaleia Long
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March 2025

Notary Public

MY COMMISSION EXPIRES: July 3, 2025
(AFFIX SEAL)

CHUKWUDI ECHETEBU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Manson Johnson Conner PLLC
1720 West End Avenue, Suite 300 Nashville, TN 37203
(615) 254-1600

ADDRESS NEW OWNER AS FOLLOWS	SEND TAX BILLS TO:	MAP/PARCEL NUMBER
Rosa M. Sherrell	New Owner	**06002022700**
(NAME)	(NAME)	
2901 Nocturne Forest Drive		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37207		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE (S) AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, **DREXEL MICHELLE MALONE AS THE EXECUTOR OF THE ESTATE OF JAMES HENRY SHERRELL, SR.**, HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVER UNTO **ROSA M. SHERRELL**, HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE ESTATE'S RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

LAND in Davidson County, Tennessee, being Lot No. 209 on the plan of Parkwood Estates, Section 1, of record in Plan Book 2900, Page 119, Register's Office for Davidson County, Tennessee.

SAID Lot No. 209 fronts 81.5 feet on the northeasterly margin of Creekwood Drive and extends back 140.0 feet on the northwesterly line and 130.0 feet on the southeasterly line to a dead line in the rear, measuring 57.5 feet thereon.

BEING the same property conveyed to James H. Sherrell, individual, by Deed from Max V. Cate and wife, Dorothy J. Cate, of record in Book 5164, Page 508 in the Registers Office for Davidson County.

James Henry Sherrell, Sr. and James H. Sherrell are one and the same person.

This is improved property known as 3017 Creekwood Drive, Nashville, Tennessee 37207.

THIS INSTRUMENT WAS PREPARED WITH INFORMATION SUPPLIED BY THE GRANTEE AND/OR GRANTOR. NO TITLE EXAMINATION WAS PERFORMED TO VALIDATE THE ACCURACY OF TITLE. THEREFORE, THE PREPARER DOES NOT ACCEPT LIABILITY FOR THIS INSTRUMENT.

Witness my hand (s) this the 4th day of March 2025.

D. Michelle Malone

Drexel Michelle Malone, ***Executor of the Estate of James Henry Sherrell, Sr.***

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DREXEL MICHELLE MALONE,** as Executor of the Estate of James Henry Sherrell, Sr., the within named grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 4th day of March 2025.

Notary Public

My Commission Expires: July 3, 2028

CHUKWUDI ECHETEBU
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY