Karen Johnson Davidson County
Batch # 1249175 DEEDQC
03/21/2025 01:23:05 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250321-0021393

New Owner as Follows	Send Tax Bills To:	Map-Parcel Numbers
David Turnbull, IV 930 Travelors Court, Nashville, Tennessee 37220	SAME	MAP 118.09.0 PARCEL: 061.00

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: **None.**

DAVID TURNBULL, IV, AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 21st, DAY OF March, 2025.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 5/8/2028.
(AFFIX SEAL)

SIEW-LING SHEA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028

This Instrument Prepared By:

SIEW-LING SHEA, ATTORNEY
Rogers, Shea & Spanos
The Wind in the Willows Mansion
2205 State Street
Nashville, TN 37203
(615) 320-0600

(No title search was performed)

EXECUTOR QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and for the purpose of establishing record title of a devise under the Last Will and Testament of **PATRICIA C.U. TURNBULL**, Deceased, I, **DAVID TURNBULL, IV**, as Executor of the Estate of Patricia C.U. Turnbull, Grantor, do hereby transfer and convey unto **DAVID TURNBULL, IV**, Grantee, all the right, title and interest of Patricia C.U. Turnbull, deceased, in and to certain property in Davidson County, Tennessee, described as follows:

A certain condominium unit in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. 1A and the garage attached thereto, in WOODMONT VILLAGE, a Horizontal Property Regime, located at 3500 Granny White Pike, Nashville, Davidson County, Tennessee, as described in a Master Deed and the Plat attached thereto as recorded in Instrument No. 20060105-0001652, Register's Office for Davidson County, Tennessee to which documents reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Woodmont Village, Condominium Units, contained in said Master Deed and By-Laws appended thereto, recorded in Instrument No. 20060105-0001652,* Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. Said condominium regime also comprises Lots 1 and 2, Woodmont Village, recorded in Instrument No. 20041118-0138621, said Register's Office. *as amended in Instrument No. 20060105-0001652.

BEING part of the same property conveyed to Haury & Smith Contractors, Inc. by deed from John Thornton Cobb, Trustee under the Family Trust of the Cobb Family dated 1/16/02, a one-half interest and John Thornton Cobb, Trustee, under the Survivor Trust of the Cobb Family Living Trust dated 1/16/02, a one-half interest of record in Instrument No. 20041014-0124081, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Patricia C. Turnbull , by deed from Harry and Smith Contractors, Inc., of record in Instrument No. 20060330-0035916, Register's Office for Davidson County, Tennessee. Patricia C. Turnbull being one and the same person as Patricia C.U. Turnbull.

This conveyance is subject to the following: 2006 property taxes, the aforementioned Master Deed, By-Laws and plat; and is also subject to the Covenants, Conditions and Restrictions for Woodmont Village as set forth above; easement for sewer and/or storm drainage in Book 3983, page 90; and plat in Instrument No. 20041118-0138621, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the plan of record (6) All applicable Governmental and Zoning regulations and (7) All indebtedness on the real property as recorded in the Register's Office, Davidson County, Tennessee.

This conveyance is made pursuant to a probate of the Estate of Patricia C.U. Turnbull, in the Circuit Court of Davidson County, Tennessee, Docket No. 24P1115.

This is improved real property, known as Unit 1A Woodmont Village, 3500 Granny White Pike, Nashville, Tennessee 37204.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 21st day of March, 2025.

ESTATE OF PATRICIA C.U. TURNBULL

By: _____
David Turnbull, IV, Executor

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named **DAVID TURNBULL, IV**, the Executor for the Estate of Patricia C. U. Turnbull, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 21st day of March, 2025.

_____
Notary Public

My commission expires: 5/8/2028

SIEW-LING SHEA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 5-8-2028