Karen Johnson Davidson County
Batch# 1267482 DEEDQC
05/01/2025 03:11:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20250501-0033888

ADMINISTRATOR PENDENTE LITE QUITCLAIM DEED	STATE OF TENNESSEE} COUNTY OF DAVIDSON} The actual consideration or value, whichever is greater for this transfer is $0.00. Affiant as Administrator Subscribed and sworn to before me This 23 day of April, 2025. Notary Public My Commission Expires: 11/23/27

Address New Owners as:	Tax Bill To:	Map / Parcel
Jerry Shrum 709 N. Dunport Avenue Madison, TN 37115	New Owner	018 07 0 023.00

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 the 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, **Alissa Michelle Poss, Administrator Pendente Lite of the Estate of Moline Davis**, (hereinafter referred to as "Grantor") does hereby quitclaim and convey unto **Jerry Shrum, an unmarried man** (hereinafter referred to as "Grantee"), all of its interest in the following described parcel of real estate located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot no. 26 on the Plan of Section 1 Connell Estates, of record in Book 2900, Page 15, Register's Office for said County.

Beginning at a point in the southeasterly margin or Mathes Road at the corner of Lots 25 & 26; thence with the line between said Lots, southeasterly 159.86 feet to a corner of Lot 27; thence with the line between Lots 26 & 27, northeasterly 169.45 feet to the southwesterly margin of Isaac Drive; thence with the margin of said Drive, northwesterly 126.41 feet to the beginning of a curve; thence around said

curve westerly 39.07 feet to the margin of Mathes Road; thence with the margin of said Road, southwesterly 114.3 feet to the point of beginning.

Being the same property conveyed to James L. Davis and wife, Moline Davis, by Warranty Deed from Louise B. Hanberry Huff and husband, Jacob R. Huff, in record of Book 9480, Pages 977-979, Register's Office for Davidson County, Tennessee. James L. Davis has since died vesting his interest in his wife, Moline Davis. Moline Davis has since died testate as evidenced by probate file 24P364 in Davidson County, Tennessee Probate Division. Public administrator Alissa Michelle Poss has been appointed administrator by Order Appointing Administrator Pendente Lite filed on August 13, 2024 in Case No. 24P364. This transfer is furthered by the Agreed Order Admitting Will to Probate and Dismissing Will Contest, that has been filed with the court on March 2, 2025, in Case No. 24P364.

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

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 23rd day of April, 2025.

Grantor:
Estate of Moline Davis

By: Alissa Michelle Poss as Administrator
Alissa Michelle Poss, Administrator Pendente Lite of The Estate of Moline Davis

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned of the state and county mentioned, personally appeared, **Alissa Michelle Poss, Administrator Pendente Lite of The Estate of Moline Davis,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be **Administrator Pendente Lite for The Estate of Moline Davis,** and as such **Administrator** acknowledged that she, as such **Administrator,** is authorized to execute the foregoing instrument on behalf of **The Estate of Moline Davis,** the within named bargainor, and that she as such **Administrator Pendente Lite,** executed the foregoing instrument for the purpose therein contained, by signing the name **Alissa Michelle Poss, Administrator Pendente Lite of The Estate of Moline Davis.**

Witness my hand and official seal at Nashville, Tennessee, this 23rd **day of April, 2025.**

Colin Brett Calhoun
Notary Public

My Commission Expires: 03/03/2026

COLIN BRETT CALHOUN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

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 April 23, 2025.

AFFIANT SIGNATURE

May 1, 2025
Date

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Sworn and subscribed to me on this 1 day of May, 2025.

NOTARY'S SIGNATURE

My Commission Expires: 1.24.29

Notary's Seal:

JOSEPHINE REBECCA CLARK
STATE OF TENNESSEE NOTARY PUBLIC
DICKSON COUNTY
MY COMMISSION EXPIRES 1-24-2029