THIS INSTRUMENT PREPARED BY:
Chapman & Rosenthal Title, Inc.
800 Crescent Centre Drive, Suite 140
Franklin, TN 37067

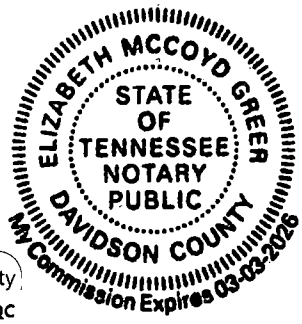
No Title Search was performed in the preparation of this Quitclaim Deed

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is: $-0-.

Barbara T. Sharp
Affiant

Subscribed and sworn to before me, this 27th day of October, 2025.



Elizabeth McCoyd Greer
Notary Public

My Commission Expires: 03/03/2026

Karen Johnson Davidson County
Batch # 1341813 DEEDQC
11/04/2025 08:43:05 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20251104-0087655

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Tax Information:
Barbara T. Sharp 608 Jones Street Old Hickory, TN 37138	New Owner	096 09 0 206.00

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Barbara T. Sharp, Executor of the Estate of Jeritza Elizabeth Tucker, and Barbara T. Sharp Beneficiary of the Estate of Jeritza Elizabeth Tucker,** (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey to **Barbara T. Sharp, married,**(hereinafter referred to as the "Grantee") her heirs and assigns, all of her interest in the following land:

Land in Davidson County, Tennessee, being Lot No. 103 on the Map of Twin Lawn Subdivision, as of record in Book 2331, page 9, Register's Office for Davidson County, Tennessee, and more particularly described as follows:

Said Lot No. 103 Fronts 102 Feet on the Easterly margin of Kent Road, and extends back between lines, 155.8 feet on the Southerly line, and 117.1 feet on the Northerly line, and to a dead line in the rear, on which it measures, 82.3 feet.

Being the same property conveyed to Preston G. Tucker and wife, Jeritza B. Tucker, by Warranty Deed from Lewis E. Gaines and Joe Gaines, of record in Book 2447, page 66, dated August 16, 1955, and recorded on August 24, 1955, said Register's Office.

The said Preston G. Tucker having died July 14, 2001. His interest in the subject property having passed to Jeritza Elizabeth Tucker.

The said Jeritza Elizabeth Tucker (aka Jeritza B. Tucker) having died on June 7, 2024. The Last Will and Testament of Jeritza Elizabeth Tucker, being filed in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, under Case No. 24P-1754.

Grantor executes this Deed pursuant to the authority granted to Executor to convey real property as contained in the Will of Jeritza Elizabeth Tucker of record in Case No. 24P-1754, Seventh Circuit Court for Davidson County, Tennessee, Probate Division. Grantor executes this Deed in her individual capacity and as the Beneficiary of the Estate of Jeritza Elizabeth Tucker.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders. However, this conveyance is made without the benefit of a title search.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 27th day of October 2025.

Estate of Jeritza Elizabeth Tucker

Barbara T. Sharp

Barbara T. Sharp, Executor

STATE OF Tennessee)

COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Barbara T. Sharp, Personal Representative of the Estate of Jeritza Elizabeth Tucker, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes contained therein, being authorized to do so by the terms of the Last Will of Jeritza Elizabeth Tucker.

Witness my hand, at office, this 27th day of October, 2025

Elizabeth Moore Greer

Notary Public

My Commission Expires: 03/03/2026

ELIZABETH MOORE GREER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2026

Barbara T. Sharp

Barbara T. Sharp, Beneficiary of the Estate of Jeritza Elizabeth Tucker

STATE OF Tennessee)

COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Barbara T. Sharp, Heir of the Estate of Jeritza Elizabeth Tucker, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes contained therein.

Witness my hand, at office, this 27th day of October, 2025

Elizabeth McCoyd Greer

Notary Public

My Commission Expires: 03/03/2026

ELIZABETH MCCOYD GREER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2026