Karen Johnson Davidson County
Batch# 1359968 DEEDQC
12/19/2025 09:48:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20251219-0100886

Prepared from information provided by the parties hereto without the benefit of a title search or title insurance. Preparer is not the person closing this transfer, and parties agree that preparer shall not be responsible for reporting this transfer pursuant to the Internal Revenue Code or other applicable law or regulation.

ADDRESS NEW OWNER:	Lori D. Smith 5611 Scenic Ridge Dr. Old Hickory, TN 37138
SEND TAX BILLS TO:	New Owner (above)
MAP-PARCEL NOS.	04415022000

Prepared by:	Cindy S. Smith, P.C., Attorneys at Law Post Office Box 292004 Nashville, TN 37229 NO TITIE INSURANCE PROVIDED.

EXECUTOR'S QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that **John M. Skelley, Jr., Executor of the Estate of John M. Skelley**, (herein "Grantors") for and in consideration of the sum of Ten and No/100 Dollars cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of John M. Skelley, the decedent's Will having duly admitted to probate in Rutherford County, Tennessee, Probate Case No. 75PR1-2025-PR-185, Probate Court of Rutherford County, Tennessee at Murfreesboro, has bargained and sold and hereby conveys, remises, releases and forever quitclaims unto **Lori D. Smith, a married woman,** their successors and assigns, (herein "Grantees") all of the Grantors' interest in the following described tract or parcel of land in **Davidson County**, Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being lot No. 200 of Section "A" on the plan of E. I. du Pont de Nemours and Company's Subdivision, as of record in book 1424, page 68, Register's Office for said County, described as follows:

Beginning on the easterly margin of Clarke Street, at the corner of lots Nos. 199 and 200; thence with the line between said lots, eastwardly 88.6 feet to the westerly margin of lot No. 194; thence with the line between lots Nos. 194 and 200, southwardly 64 feet to the northerly margin of 10th Street; thence with the northerly margin of said Street, westwardly 78.7 feet to the beginning of a curve; thence around said curve, with a radius of 10 feet, to the easterly margin of Clarke Street; thence with the easterly margin of said Street, northwardly 54 feet to the beginning.

Being the same property conveyed to John M. Skelley and wife, Marilyn W. Skelley, from Emery P. Skelley and wife, Grace L. Skelley, by Warranty Deed dated February 12, 1969, and recorded on February 14, 1969, in Book 4310, Page 295, Register's Office for Davidson County, Tennessee.

The said Marilyn W. Skelley died on July 27, 2019, leaving John M. Skelley as the sole surviving tenant by the entirety.

The said John M. Skelley died testate on November 24, 2024, and by virtue of his Last Will and Testament, John M. Skelley, Jr., was appointed as Executor of the Estate of John M. Skelley (see Probate Case No. 75PR1-2025-PR-185, Probate Court of Rutherford County, Tennessee at Murfreesboro). The duly probated Last Will and Testament of John M. Skelley empowered the Executor to deal with the herein described property without the joinder of any beneficiary, as also ordered in the "Order Admitting Will to Probate and Granting Letters Testamentary" in the above referenced case.

This is property with a common address of 911 Clarke Street, Old Hickory, TN 37138.

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

When necessary for proper construction, the singular shall include the plural and the plural the singular, and the reference to any gender shall include reference to the appropriate gender.

IN WITNESS WHEREOF, we have hereunto set our hand on this the 12th day of December 2025.

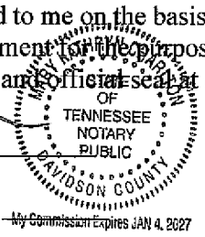
John M Skelley Jr executor

John M. Skelley, Jr., Executor of the Estate of John M. Skelley

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned authority, a notary public in and for said county and state, personally appeared John M. Skelley, Jr., Executor of the Estate of John M. Skelley, with whom I am personally acquainted, or who 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 and official seal at office, this the 12th day of December 2025.



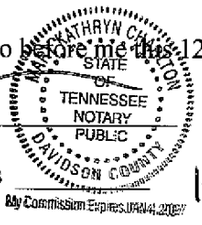
Notary Public
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $zero.

Lori D. Smith
Affiant

Subscribed and sworn to before me this 12th day of December 2025.



Notary Public
My Commission Expires 1-4-27

Estate of John M. Skelley – Old Hickory deed

AFFIDAVIT FOR RECORDING

I, Cindy S. Smith, 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 or the original document executed and authenticated according to law on December 12, 2025 (date of document).

Signature

12/17/2025

Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me on this 17th day of December 2025.

Notary Public
My Commission Expires:

