Karen Johnson Davidson County
Batch# 1474089 DEEDQC
09/16/2026 11:52:30 AM 8 pgs
Fees: $42.00 Taxes: $0.00
20260916-0086164

Prepared by: Wessley S. Inscoe, Attorney, 512 Madison Street, Suite A, Clarksville, TN 37040, without the benefit of a full title examination and no liability is assumed for any status in title or matters which would be disclosed by such title examination.

Kenneth Lamar Westmoreland, et al.

TO:

Erik Wisdom

QUITCLAIM DEED

THIS QUITCLAIM DEED OF REALTY executed by **Kenneth Lamar Westmoreland, an unmarried man, Cheryl Westmoreland, an unmarried woman, Rosalind Westmoreland Landrum, a married woman, and Angela Westmoreland Michael, a married woman** ("Grantors"), to **Erik Wisdom, an unmarried man** ("Grantee"),

WITNESSETH:

That for and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantors do hereby quitclaim and convey unto Grantee, all of Grantors' right, title, and interest in a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

BEING Lot No. 107 on the Plan of Section 1, Hillhurst Acres, as of record in Book 2331, Pages 50 and 51, Register's Office for said county. Said Lot No. 107 fronts 92.62 feet on the west side of Hillhurst Drive and runs back 400 feet on the north line and 364.5 feet on the south line to a dead line in the rear on which it measures 133.2 feet.

INCLUDED IN THE ABOVE, BUT SPECIFICALLY EXCLUDED FROM THIS CONVEYANCE is the following described tracts:

TRACT 1: BEING part of Lot No. 107 on the plan of Section 1, Hillhurst Acres, as of record in Book 2331, Pages 50 and 51, Register's Office for Davidson County, Tennessee.

BEGINNING at a point in the northwest corner of said Lot No. 107 and runs with the North boundary line of said Lot, North 80 degrees East, 194.6 feet to a point; thence with a line which is southeast of and at all point 150 feet from the centerline of the proposed interstate Highway in a southwesterly direction 160 feet to a point in the south boundary line of said Lot No. 107; thence with said boundary line South 75 degrees West, 50 feet to a point in the West boundary line of said Lot No. 107; thence with said boundary line North 27 degrees, 45 minutes West, 130 feet to the point of beginning, containing 0.34 acres, more or less.

Said above described land is conveyed in fee simple. It is to be used for the construction of a controlled access highway and all right of ingress or egress to, from and across the same to and from abutting lands is hereby conveyed.

TRACT 2: THERE is also hereby conveyed an easement for the construction and maintenance of a gas line. Beginning at a point in the south boundary line of said Lot No. 107 and in the southeast boundary line of the above described land and runs with said above described land's southeast boundary line in a northeasterly direction 110 feet to a point; thence southeasterly 21 feet to a point; thence with a line which is southeast of and at all point 20 feet from the southeast boundary line of the above described land in a southwest direction 80 feet to a point in the south boundary line of said Lot No. 107; thence with the last said boundary line South 75 degrees West, 28 feet to the POINT OF BEGINNING, containing 0.04 acres, more or less.

BEING the same property now owned by Grantors as evidenced by a certain Affidavit of Heirship as to the heirs of Carolyn B. Westmoreland, recorded on May 20, 2026, as Instrument No. 20260520-0045429, in the Register's Office for Davidson County, Tennessee.

FURTHER being the same property conveyed to Willie Westmoreland and wife, Carolyn Westmoreland, by Warranty Deed from Grady Odom, a single person, dated May 26, 2000, and recorded on May 26, 2000, as Instrument No. 20000526-0052823, in the Register's Office for Davidson County, Tennessee. Willie Westmoreland passed away on December 2, 2002, leaving Carolyn Westmoreland as the surviving tenant by the entirety and sole owner of the subject property. Carolyn Westmoreland passed away on April 22, 2023, leaving the Grantors as her heirs-at-law.

This legal description was taken from the previous deed of record.

This conveyance and the concerned real estate are subject to the following: (1) all applicable zoning ordinances, (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) all other matters and restrictions of public record.

Carolyn Westmoreland and Carolyn B. Westmoreland being one and the same person.

The subject property is not and has not been a marital residence of any of the Grantors.

This is improved property known as: **3021 Hillhurst Drive, Nashville, TN 37207**.

[signatures appear on following pages]

IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty on this 22nd day of May, 2026.

Kenneth Lamar Westmoreland

Kenneth Lamar Westmoreland
Grantor

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Kenneth Lamar Westmoreland**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 22nd day of May, 2026.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Jennifer Wheeler

Notary Public

My Commission Expires: 11.5.29

IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty on this 17th day of July, 2026.

Cheryl Westmoreland

Cheryl Westmoreland
Grantor

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Cheryl Westmoreland**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 17th day of July, 2026.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Jennifer Wheeler

Notary Public

My Commission Expires: 11.5.29

IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty on this 22 day of May, 2026.

Angela Michael

Angela Westmoreland Michael
Grantor

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Angela Westmoreland Michael**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 22 day of May, 2026.

ARIEL JOAQUIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2029

Ariel Joaquin
Notary Public

My Commission Expires: 7.2.29

IN WITNESS WHEREOF, Grantor has executed this quitclaim deed of realty on this 3 day of June, 2026.

Rosalind Westmoreland Landrum
Grantor

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Rosalind Westmoreland Landrum**, named within, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this the 3rd day of June, 2026.

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

Notary Public

My Commission Expires: 11·5·2029

OATH OF CONSIDERATION

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration for this transfer is: $0.00.

Subscribed and sworn to before
me, this 26 day of May, 2026.

Erik Wisdom

Erik Wisdom
Affiant

Ariel Joaquin

Notary Public
My Commission Expires: 7.2.29

ARIEL JOAQUIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 07-02-2029

Property Owner(s) Name and Mailing Address	**Person/Entity Responsible for Payment of Property Taxes**	**Property Address and Map/Parcel No.**
Erik Wisdom 857 Fonnic Drive Nashville, TN 37207	Same/Owner	3021 Hillhurst Drive Nashville, TN 37207 060-07-0-012.00

Certificate of Authenticity

I, Ariel Joaquin, 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 May 22, 2026.

Ariel Joaquin
Affiant Signature

9.16.26
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 16th day of September 2026

Jennifer Wheeler
Notary's Signature
My Commission Expires: 11.5.29

JENNIFER WHEELER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON