ADDRESS OF NEW OWNER:
Ruth Spence
1515 22nd Avenue North
Nashville, Tennessee 37208

SEND TAX BILL TO:
Same

MAP PARCEL NO.
Map 81-15
Parcel 52

THIS INSTRUMENT PREPARED BY:
Waller Lansden Dortch & Davis
2100 One Commerce Place
Nashville, Tennessee 37203

SEP 17 3 00 PM '90

57980

EXECUTOR'S DEED

THIS DEED, made on the 14th day of September, 1990, from Ruth Joyce Spence, 1515 22nd Avenue North, Nashville, Tennessee 37208, Executrix of the Estate of Frank Mason Spence (hereinafter the "Executrix") to Ruth Joyce Spence, Grantee, by virtue of the power and authority given in and by the Last Will and Testament of Frank Mason Spence, of record in the Probate Court for Davidson County, Tennessee, and in consideration of the testamentary devise made in said Will to the Grantee and her heirs or successors and assigns, forever.

Accordingly, Executrix hereby transfers and conveys to Grantee all that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situated, lying and being in Davidson County, Tennessee, and described as follows, to-wit:

> Being lot No. 101 of S. A. Champion's Subdivision of lots Nos. 85 to 168 and lots Nos. 169 to 238 to 252 inclusive in the Harding Plan, as of record in Book No. 21, page 80, of the Register's Office for Davidson County, Tennessee.
>
> Said lot No. 101 fronts FIFTY (50) feet on the Westerly side of 22nd Avenue North, formerly Champion Avenue, and runs back between parallel lines 150 feet to an alley.
>
> Being same property conveyed to us of record in Book 1227, page 144, R.O.D.C. Tenn.

This conveyance includes all right, title and interest, if any, in any streets and roads abutting the above described premises to the center lines thereof, together with the appurtenances, and also all the estate which the said Decedent had at the time of the Decedent's death in said premises, (said Decedent being the surviving spouse of Lucille E. Spence, deceased February 6, 1952).

TO HAVE AND TO HOLD the premises herein granted unto the Grantee and her heirs or successors and assigns, forever.

The Executrix covenants that she has not done or suffered anything whereby the premises have been incumbered in any way whatsoever, except as aforesaid.

IN WITNESS WHEREOF, the Executrix has duly executed this deed the day and date first above written.

By: Ruth Joyce Spence
Ruth Joyce Spence
Executrix of the Estate of
Frank Mason Spence

State of Tennessee)
)
County of Davidson)

Personally appeared before me, the undersigned Notary Public, Ruth Joyce Spence, Executrix of the Estate of Frank Mason Spence, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained and who further acknowledged that she is the duly qualified and acting Executrix of the Estate of Frank Mason Spence, and as such Executrix she is authorized to execute the within instrument on behalf of the Estate of Frank Mason Spence.

Witness my hand, at office, this 14th day of September, 1990.

Margaret P Partee
Notary Public
My commission expires: 11/24/90

State of Tennessee)
)
County of Davidson)

Certificate of Value

This tranfer is made by an executor to implement a testamentary devise and is exempt from the recordation tax on the transfer of realty pursuant to T.C.A. § 67-4-409(D).

Ruth Joyce Spence
Ruth Joyce Spence

Subscribed and sworn to before me, this 14th day of September, 1990.

Margaret P Partee
Notary Public
My commission expires: 11/24/90

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