Mail

Instrument prepared by:
Robert C. Taylor, Attorney
213 Fifth Avenue, North
Nashville, TN 37219

BOOK 8547 PAGE 178

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Thomas C. Crosby	Same	Map # 182
13624 Old Hickory Blvd.		Par. # 16
Antioch, TN 37013		

EXECUTOR'S DEED

WHEREAS, THELMA P. CROSBY died a resident of Davidson County, Tennessee, on October 25, 1991, leaving a Last Will and Testament dated November 3, 1989, which has been duly probated and recorded in Will Book 177, Page 493, in the Probate Clerk's Office for Davidson County, Tennessee; and

WHEREAS, the hereinafter described property was a part of the estate of the deceased and her one-third interest in said property was bequeathed to THOMAS C. CROSBY under the will of the deceased; and

WHEREAS, for the express purpose of effectuating the bequest in the will of the deceased, the undersigned Executrix of the estate of Thelma P. Crosby does hereby quitclaim and convey unto THOMAS C. CROSBY, his heirs, successors and assigns, all of the deceased's right, title and interest in and to a certain tract of real estate situated in the 31st Councilmanic District (formerly the Fifth Civil District) of Davidson County, Tennessee, and more particularly described according to a survey by Robert J. Morris dated September 17, 1988 as follows:

Beginning at an iron pin set in the northerly right-of-way of Old Hickory Boulevard, said iron pin being 1962.9 feet plus or minus east of Whittemore Lane, thence leaving said right-of-way, N. 8 deg. 56' 23" E, 1135.10 ft. to an iron pin, thence S 89 deg. 56' 54" W, 184.5' to an iron pin, then N 12 deg. 10' 31" E, 694.90' to an iron pin set in the center of an abandoned road bed, thence with said abandoned road S 80 deg. 27' 8" E 637.29' to an iron pin setin the center of said road bed, thence S 6 deg. 45' 25" W, 396.46' to an existing iron pin, thence N 84 deg. 04' 29" W, 192.07' to an iron pin, thence N 85 deg. 58' 40" W, 187.93' to an iron pin, thence S 8 deg. 56' 23" W, 674.04' to an iron pin set in the northerly right-of-way of Old Hickory Boulevard, thence with said right-of-way N 84 deg. 32' 03" W, 157.00' to the point of beginning and containing 18.0 acres more or less.

Being the same property conveyed to Thomas C. Crosby and wife, Helen B. Crosby, and Thelma P. Crosby by quitclaim deed from Harold Reeves, Trustee, dated February 22, 1989, and recorded in Book 7780, Page 552, Register's Office of Davidson County, Tennessee.

TO HAVE AND TO HOLD said real estate, together with all the appurtenances, estate and title thereto belonging unto the said GRANTEE, his heirs, successors and assigns, forever.

GRANTOR does hereby covenant with the GRANTEE, his heirs and assigns, that GRANTOR is lawfully seized and possessed of said real estate; has a good right to convey the same; and that the same is unencumbered except by lien of the 1991 property taxes, which are hereby assumed by the GRANTEE herein.

GRANTOR expressly makes no warranty, express or implied, as to title to the above-described property and hereby limits the same to the title and interest acquired as Executor for the deceased.

WITNESS my hand this 27 day of January, 1992.

ESTATE OF THELMA P. CROSBY

By: Wanda Crosby Lukens
Wanda Crosby Lukens,
Executrix

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THIS INSTRUMENT WAS FILED FOR RECORD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for the State and County aforesaid, WANDA CROSBY LUKENS, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Executrix of the estate of Thelma P. Crosby, the within named bargainor, and that she, as such Executrix, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office in Nashville, Tennessee, this 22nd of January, 1992.

Robert C. Taylor
NOTARY PUBLIC

My Commission Expires: 3/3/92

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