[ADDRESS NEW OWNER:	[TAX NOTICES SENT TO:]	MAP & PARCEL NO.]
[Bettye Adams	[ ]	]
[506 Scholarship Dr.	[SAME]	Map: 90-16]
[Nashville, TN 37209	[ ]	Parcel: 23 PW]
[	[ ]	]

[THIS INSTRUMENT PREPARED BY: WAYNICK, CATE & TAYLOR (AMC),]
[211 Donelson Pike, Suite 2, P.O. Box 148058, Nashville, TN]
[37214 - prepared from information furnished by the parties]

EXECUTORS' QUITCLAIM DEED

Betty Jean B. Phillips died on May 23, 1994, leaving a will dated September 23, 1993. The will was admitted to probate on July 14, 1994, in the Probate Court, Davidson County, Tennessee, Docket Number 94P1062. The will named John Irby and Calvin Eaves as co-executors. The co-executors are duly qualified. All debts of the decedent have been paid. The Tennessee Inheritance Tax clearance has been received being receipt number 85028, a copy of which is attached as Exhibit A. The co-executors by signing this Deed release any right the co-executors have to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the will of Betty Jean B. Phillips, John Irby and Calvin Eaves, Co-Executors, quitclaim to Bettye Adams all right, title and interest in the following described real estate in Davidson County, Tennessee:

> Being Lot No. 370 on the Map of Charlotte Park, Section V, as of record in Book 2663, pages 111 and 112, Register's Office for said county. Said Lot No. 370 fronts 66 feet on the northeasterly side of Scholarship Drive and extends back 163.4 feet on the northwesterly line and 179.6 feet on the southeasterly line to a dead line in the rear, which is a broken line on which it measures 85 feet.
>
> Being the same property conveyed to Joe S. Phillips and wife, Betty Phillips by deed from Edwin J. Brinkley and wife, Betty Rogers Brinkley of record in deed book 4587, page 520.
>
> Joe S. Phillips having died on January 15, 1984 leaving Betty Phillips owner of said property by right of survivorship.

This transfer is by Quitclaim and we make no warranties about the title.

59729

PICK-UP

9971 04/12 0101 01CASH 12.00

[STATE OF TENNESSEE
[COUNTY OF DAVIDSON
[
[The actual consideration or value, whichever is greater for
[this transfer is $ 0

John A. Irby
Affiant

[Subscribed and sworn to before me
[this 28 day of March, 1995.

Notary Public

[My commission expires:

Witness my hand at Nashville, Tennessee this 28 day of March, 1995.

Estate of Betty Jean B. Phillips

John A. Irby
John Irby, Co-Executor

Calvin Eaves
Calvin Eaves, Co-Executor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared John Irby, Co-Executor for the Estate of Betty Jean B. Phillips, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

In witness whereof, I have hereunto set my hand and affixed my seal at my office in said County, on this 28 day of March, 1995.

Notary Public

My commission expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, a Notary Public, duly appointed, commissioned and qualified in and for the State and County aforesaid, personally appeared Calvin Eaves, Co-Executor for the Estate of Betty Jean B. Phillips, the within named bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person described in the foregoing, who signed, sealed and delivered the foregoing instrument in my presence, and who, upon oath, acknowledged that he executed the foregoing instrument for the purposes therein contained as his free act and deed.

In witness whereof, I have hereunto set my hand and affixed my seal at my office in said County, on this 28 day of March, 1995.

Notary Public

My commission expires:_____

EXHIBIT A

TENNESSEE DEPARTMENT OF REVENUE

NON-TAXABLE CERTIFICATE

NT 85028

BOOK 9643 PG 238

[illegible], JOHN
ESTATE REPRESENTATIVE

ACCT. NO. 95-01655

To CATE, ANDREW M
211 DONELSON PK STE 2
NASHVILLE, TN 37214

Estate of:
PHILLIPS, BETTY J. D.
DAVIDSON (19)
05/23/94

THIS IS TO CERTIFY that a sworn Return for Inheritance Tax has been filed with this Department by the duly qualified representative of the above Estate. The values as reported on all forms of property within the return appear to be fairly reported. The allowance of all lawful debts, deductions and the applicable statutory exemption, exempts the estate from taxation.

As provided in Section 67-8-420, Tennessee Code Annotated, this certificate authorizes the Probate Court of the County wherein said Estate was administered to permit a final settlement or accounting by the aforesaid representative.

This, the 17th day of March, 19 95.

COMMISSIONER OF REVENUE

By Vicki Jones
Director of Office Audit and Examination

RV-0194(REV. 9-91)

15-002-1900