BOOK 9827PG320

THIS INSTRUMENT PREPARED BY:
SULLIVAN F. MARSDEN (#13593)
WESTLAKE & MARSDEN, P.C.
Third National Financial Center
424 Church Street, Suite 1400
Nashville, TN 37219
(615) 726-3400

Maximum Principal Indebtedness for
Tennessee Recording Tax Purposes is $-0-.

95 OCT 13 PM 2:20
FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN.

PICK-UP

IDENTIF. # REFERENCE 0111912

QUITCLAIM DEED

New Owner/Address	Send Tax Bills To:	Map-Parcel Number
Michael D. and Sally M. Lyons 4009 Buena Vista Pike Nashville, TN 37218	Same	41-15/103

5477 10/13 0101 03CHECK 16.00

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is none.

Sullivan F. Marsden
AFFIANT

JAMES G. LOMA NOTARY PUBLIC DAVIDSON COUNTY, TN

James G. Loma
NOTARY PUBLIC

My Commission Expires: 9-21-96

For and in consideration of the sum of One ($1.00) Dollar, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, THERESA A. OTEN, Executrix of the Estate of Buist J. Thompson, a/k/a Buist Thompson Reardon ("GRANTOR"), convey and quitclaim to MICHAEL D. and SALLY M. LYONS ("GRANTEES"), their heirs, successors and assigns, an undivided interest in certain real property in Davidson County, State of Tennessee, described as follows, to wit:

LAND in Davidson County, Tennessee, being Lot No. 12, on the plan of Tuckahoe Square, of record in Book 6250, page 303, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Buist Thompson Reardon from Guaranty Title Company, Successor Trustee, pursuant to Successor Trustee's Deed dated April 29, 1992 of record in Book 8613, Page 229, Register's Office for Davidson County.

The said Buist J. Thompson, a/k/a Buist Thompson Reardon, died testate July 28, 1994 and his daughter, Theresa A. Oten, of Davidson County, Tennessee, was duly appointed executrix of his estate. A certified copy of her letters testamentary are attached hereto as Exhibit A.

WITNESS my hand this 12th day of October, 1995.

Theresa A. Oten, Executrix
THERESA A. OTEN

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named THERESA A. OTEN, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 12th day of October, 1995.

Louis G. Lona
NOTARY PUBLIC

My Commission Expires: 9-21-96

NOTARY PUBLIC DAVIDSON COUNTY

C:\WP51\SFM\1933.01\QUITCLM.DED

BOOK 9827 PG 322

PROBATE COURT OF DAVIDSON COUNTY, TENNESSEE

LETTERS TESTAMENTARY

WB 385-524

94P1196

To TERESA A OTEN of Davidson County:

It appearing to the Court that BUIST THOMPSON has died leaving a written will, in which you are appointed Executrix, which has been duly approved in open Court; and you having been qualified according to law, and it having been ordered by said Court that Letters Testamentary issue to you.

These are, therefore, to empower you, the said TERESA A OTEN to enter upon the execution of said will, and take into your possession all of the property, and to make, within sixty days from this date, a perfect inventory thereof, and make due collection for all debts, and after paying all the just demands against the Testator, and settling up the business according to law, you will pay over and deliver the property and effects that may remain in your hands, and do all other things that may be required, according to the provisions of the said will and the laws of the land.

Witness, Richard R. Rooker, Clerk of the Probate Court, at office, this August 9, 1994 and 219th year of American Independence.

Richard R. Rooker, Clerk

Linda C Riggan D.C.

STATE OF TENNESSEE
DAVIDSON COUNTY

I do solemnly swear that I will honestly and faithfully discharge the duties of Executrix of the last will and testament of BUIST THOMPSON lately deceased, in accordance with its terms and provisions, to the best of my knowledge and ability, so help me God.

_____

Sworn to and subscribed to before me August 9, 1994 .

Richard R. Rooker, Clerk

_____ D.C.

STATE OF TENNESSEE
DAVIDSON COUNTY

I, Richard R. Rooker, Clerk of the Probate Court of said County, do hereby certify that the foregoing is a true and perfect copy of LETTERS TESTAMENTARY, issued to
TERESA A OTEN, Executrix
of the estate of BUIST THOMPSON deceased, and I do further certify that TERESA A OTEN is still acting Executrix of the estate of BUIST THOMPSON, and acts as such are entitled to full faith and credit, as appears from the records in my office at Nashville, Tennessee.

Witness my hand and official seal, at this office, this the 5 day of Sept, 1995.

DAVIDSON COUNTY PROBATE COURT SEAL TENNESSEE

Richard R. Rooker, Clerk

Linda Lester D.C.

EXHIBIT A

COU BOOK 9827 PG 323

IN THE PROBATE COURT FOR DAVIDSON COUNTY, TENNESSEE

IN THE ESTATE OF:

BUIST THOMPSON, No. 94P-1196

Deceased.

'94 AUG -9 A8:15

RICHARD [illegible] CLERK

[illegible] D.C.

OATH OF PERSONAL REPRESENTATIVE

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I, Teresa A. Oten, do hereby solemnly swear or affirm that I will honestly and faithfully perform the duties as Personal Representative in the above referenced estate to the best of my ability and knowledge,

SO HELP ME GOD.

Signature of Affiant: Teresa A. Oten

Address of Affiant: 3575 Trail Hollow Lane
Whites Creek, Tennessee 37189

Sworn to and subscribed to, before me, this 8th day of August, 19 94.

Notary Public / Probate Deputy Clerk

My commission expires: 1-20-96