Davidson County DEEDQC
Recvd: 11/16/01 11:14 3pgs
Fees:17.00 Taxes:0.00

20011116-0125802

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 0

Sandra L. Robinson

AFFIANT

Subscribed and sworn to before me, this 16th day of November, 2001.

Notary Public

NOTARY PUBLIC
MY COMMISSION EXPIRES: 7/27/02

This instrument was prepared by: Beck & Beck Attorneys, 4205 Gallatin Road, Nashville, Tennessee 37216

ADDRESS OF NEW OWNER AS FOLLOWS: Sandra Robinson,7966 Whites Creek Pike, Joelton, TN 37080

SEND TAX BILLS TO: Sandra L. Robinson, 7966 Whites Creek Pike, Joelton, TN 37080

MAP and PARCEL: 49 - 172

EXECUTRIX'S QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, Sandra L. Robinson, Executrix for the Estate of Sammie L. Tallent, am affecting this quitclaim as a means of clarifying the title to this property. Under the Will of Sammie L. Tallent probated in the Probate Court of Davidson County, No. 01P-1627 on October 16, 2001. Sandra Robinson was named Executrix and sole beneficiary of Sammie L. Tallent's estate. For and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, Sandra L. Robinson has bargained and sold and hereby [convey,] remise, release and forever quitclaim unto, **Sandra L. Robinson**, her heirs and assigns, such of my right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, as will create an estate in and to said tract [parcel] of land, which is described as follows:

Being Lot No. 2 as shown on the plat of Newland Place, or record in Book 6900, page 414, Register's Office for said County, described as follows:

Beginning at a concrete monument in the northeasterly margin of Whites Creek Pike, said beginning point being a distance of 1,451 feet, more or less, from the R.O.W. of Jackman Road; thence with said margin of Whites Creek Pike, northwardly 36.59 feet to the common front corner of Lots 1 and 2 on said plat; thence with the line between said Lots, S 86° 00' 36" E 893.83 feet to a point, the southeast corner of Lot 1; thence in a new direction, and continuing with the line between Lots 1 and 2, N 4° 00' 00" E 281.05 feet to a point, the northeast corner of Lot 1; thence S 86° 07' 55" E 395.75 feet to an iron pin (old); thence S 0° 49' 59" W 312.37 feet to an iron pin (old); thence N 86° 00' 36" W 1,285.88 feet to the point of beginning, containing 3.50 acres, more or less.

Being part of the same property conveyed to H.E. Newland by deed from Annie Newland Armstrong, et al, of record in Book 2043, page 171, said Register's Office. The said H.E. Newland died intestate on the 10th day of December 1977, survived by his widow, Nadine Newland, and his children, Billy Carlton Newland, Sandra Laverne Newland Robinson, and Patsy Dean Newland Capps. A fourth child Horace Stanley Newland, preceased said H.E. Newland but was never married and left no issue.

This is unimproved property known as Lot 2, Newland Place, Whites Creek Pike, Nashville, TN.

Said property is conveyed subject to such restrictions, easements, and setback lines as of record, and to the lien of 1987 taxes, which the Grantee herein has assumed.

Being the same property conveyed to Sammie Tallent by deed from Davidson County, Tennessee of record in Book 7355, Page 255, Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 14 day of November, 2001.

SANDRA L. ROBINSON, EXECUTRIX

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Beverly D. Boyd, a Notary Public, in and for said County and State, **SANDRA L. ROBINSON**, the within named 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 office this the 16th day of November, 2001.

Beverly D. Boyd

NOTARY PUBLIC

MY COMMISSION EXPIRES: 7/27/02