THIS INSTRUMENT PREPARED BY:
Timothy L. Takacs, Attorney
201 Walton Ferry Road
Hendersonville, TN 37075

From information furnished by the parties.

Address New Owner(s)	Send Tax Bills To	Map-Parcel #
Cynthia L. Ferguson	Same	110-14-253
136 Creekwood Lane		
Hendersonville, TN 37075		

EXECUTOR'S QUITCLAIM DEED

The undersigned Grantor, Cynthia L. Ferguson, the duly-appointed Executrix of the Estate of Mary Lucille Cathey, deceased (the "decedent"), a copy of her Letters Testamentary being attached as Exhibit A, which estate is administered in the Probate Court of Davidson County, Tennessee, Case Docket No. 01P945, in connection with the distribution of the estate of the decedent pursuant to the decedent's will which was duly admitted to probate in The Seventh Circuit Court for Davidson County, Tennessee, Probate Division, hereby releases, remises and quitclaims unto **Cynthia L. Ferguson**, all right, title and interest of the decedent and the decedent's estate in and to a certain tract or parcel of land in Davidson County, Tennessee, described more particularly as follows:

BEING Tract No. 1 of a survey and Resubdivision of Lot "B", Plan of William Lee Subdivision of the Roth Property, as of record in Book 1130, page 67, Register's Office for said county, more particularly described according to an unrecorded survey made thereof by William Collier Parrish Associates, Civil Engineers, on November 13, 1957, as follows:

Tract No. 1 fronts 75 feet on the north side of East Radnor Avenue, as now located, and runs back between lines, 179.35 feet on the west side, and 180.9 feet on the east side to a dead line in the rear, measuring 82.90 feet thereon.

Being the same property conveyed to Woodrow W. Cathey and wife, Mary Lucille Cathey by deed from Ray M. Batts and wife, Mildred D. Batts, of record in Book 4947, Page 426, Register's Office for Davidson County, Tennessee.

Title to the aforedescribed real property was vested in Woodrow W. Cathey and wife, Mary Lucille Cathey, as tenants by the entirety. Woodrow W. Cathey predeceased his wife, having departed this life on May 29, 2002, a resident of Tennessee. At the time of his death, the marriage of Woodrow W. Cathey and Mary Lucille Cather had continued uninterrupted from the date that the two of them acquired the aforedescribed property as tenants by the entirety. No separation or divorce proceedings were pending at the time of his death. Upon Woodrow's death, Mary Lucille Cathey became the sole surviving tenant.

Davidson County DEEDQC
Recvd: 09/24/02 12:42 4pgs
Fees:22.00 Taxes:0.00
20020924-0116459

All debts have been paid, the Tennessee Inheritance Tax clearance has been received being receipt No. 440394272, a copy of which is attached as Exhibit B.

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

WITNESS my hand this 19th day of September, 2002.

Cynthia L. Ferguson

Cynthia L. Ferguson, Executrix

State Of Tennessee
County Of Sumner

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Cynthia L. Ferguson, Executor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19th day of September, 2002.

Lisa J. Love

Notary Public

My commission expires: Oct. 1, 2002

STATE OF TENNESSEE }
COUNTY OF SUMNER } The actual consideration or value whichever is greater, for this transfer is $0.00.

Cynthia L. Ferguson

Affiant

Subscribed and sworn to before me, this 19th day of Sept 2002.

Lisa J. Love

Notary Public

My commission expires: Oct. 1, 2002

This transfer is exempt from real estate transfer tax pursuant to TENN. CODE ANN. § 67-4-409(a)(3)(D).

Exhibit A

SEVENTH CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

LETTERS TESTAMENTARY

01P945

To CYNTHIA L FERGUSON :

It appearing to the Court that MARY LUCILLE CATHEY 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 CYNTHIA L FERGUSON 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 June 19, 2001 and 224th year of American Independence.

Richard R. Rooker, Clerk

_____ 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 MARY LUCILLE CATHEY lately deceased, in accordance with its terms and provisions, to the best of my knowledge and ability, so help me God.

Cynthia L. Ferguson

Sworn to and subscribed to before me June 19, 2001

Richard R. Rooker, Clerk

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK

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
CYNTHIA L FERGUSON, Executrix
of the estate of MARY LUCILLE CATHEY deceased, and I do further certify that CYNTHIA L FERGUSON is still acting Executrix of the estate of MARY LUCILLE CATHEY, 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 12 day of SEPT., 2002.

Richard R. Rooker, C

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK

N0019001

5893967011201

Exhibit B

TENNESSEE DEPARTMENT OF REVENUE

December 4, 2001

ESTATE OF MARY L CATHEY
ATTN: TAKACS TIMOTHY L
201 WALTON FERRY RD
HENDERSONVLLE TN 37075-3522

Account Type:	INHERIT TX
Account No.:	440394272
Date of Death:	August 28, 2000
County:	DAVIDSON
Social Security No.:	[redacted]-2705

A sworn return for inheritance tax has been filed with this department by the representative of the above estate.

As provided in Section 67-8-420, Tennessee Code Annotated, this receipt or certificate authorizes the court of the county in which such estate was administered to permit a final settlement or accounting by the estate representative.

The liability shown to be due and paid to the State of Tennessee is denoted below:

Inheritance Tax:	$0.00
Estate Tax:	$0.00
Interest:	$0.00
Penalty:	$0.00
Total:	$0.00

DETACH BELOW AND RETAIN FOR YOUR RECORDS

TENNESSEE DEPARTMENT OF REVENUE

ESTATE OF MARY L CATHEY
ATTN: TAKACS TIMOTHY L
201 WALTON FERRY RD
HENDERSONVLLE, TN 37075-3522

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RV-N0019001