PICK-UP

Davidson County DEEDQC
Recvd: 01/26/04 10:31 4pgs
Fees:22.00 Taxes:0.00
20040126-0009662

ADDRESS NEW OWNER: SEND TAX BILLS TO: MAP-PARCEL NO.

Billy Wayne Rickles II	New Owner	Map & Parcel:
520 31st Ave North #C		see each tract
Nashville, TN 37209		

This instrument prepared by: Robert J . Notestine, III, Attorney, 104 Woodmont Boulevard, Suite 115, Nashville, Tennessee 37205. Information furnished by the parties hereto, no title examination was prepared.

QUITCLAIM DEED

Know all persons by these presents, Linda Millaway, Executrix of The Estate of Billie W. Rickles (hereinafter referred to as the "Grantor"), does hereby bargain, sell, demise, release, quitclaim and convey unto Billy Wayne Rickles II, (hereinafter referred to as the "Grantee"), all of Grantor's, right title and interest in the following described real estate located in Davidson County, Tennessee, to-wit:

TRACT I
Map 81-7 Parcel 224

Land in Davidson County, Tennessee, being Lot No. 27 on the Map of William M. Butler's Subdivision of record in book 57, page 98, Register's Office for said County.

Said Lot No. 27 fronts 50 feet on the westerly side of Sixteenth Avenue North, formerly Butler Street, and runs back between parallel lines 144 ½ feet to an alley.

Being the same property conveyed to Billie W. Rickles by Warranty Deed from Sara S. Robin, a widow of record in Book 11414, page 132, said Register' s Office for Davidson County, Tennessee. Billie W. Rickles died in July 2002 and his Last Will and Testament was filed for probate in the General Sessions Court for Rutherford County, Tennessee, Case Number E16054. Said Last Will and Testament grants to the Executrix the power and authority to sell real property owned by the estate without consent of the probate court or any beneficiary.

This is improved property commonly known as 1811 16th Avenue, North, Nashville, Tennessee 37208.

TRACT II
Map 105-7 Parcel 33

Land in Davidson County, Tennessee, being Lot 56 on the Plan of Humphrey Houston and Martins Addition, as of record in Book 36, page 117, Register's Office for said County.

Said Lot No. 56 fronts 50 feet on the southerly side of Humphreys Street and runs back between parallel lines 150 feet to an alley.

Being the same property conveyed to Billie W. Rickles by Warranty Deed from Charles Edwards Flowers of record in Book 5695, page 522, said Register' s Office for Davidson County, Tennessee. Billie W. Rickles died in July 2002 and his Last Will and Testament was filed for probate in the General Sessions Court for Rutherford County, Tennessee, Case Number E16054. Said Last Will and Testament grants to the Executrix the power and authority to sell real property owned by the estate without consent of the probate court or any beneficiary.

This is improved property commonly known as 415 Humphreys Street, Nashville, Tennessee 37203.

TRACT III
Map 81-8 Parcel 382

Land in Davidson County, Tennessee, described as follows:

Being part of Lot Nos. 222 and 224 in the North Nashville Real Estate Company's Plan of Lots, as of record in Book No. 21, page 105, Register's Office, Davidson County, Tennessee.

Beginning on the northerly margin of Garfield Street (formerly Foster Street) at a point 40 feet westerly from the westerly margin of Seventh Avenue North (formerly Vine Street); thence parallel with said Avenue, northwardly 103 feet 11 inches to the line between Lots Nos. 224 and 226; thence westwardly with said line 40 feet; thence parallel with the first line southwardly 103 feet 11 inches to the northerly line of the margin of Garfield Street; thence with said margin eastwardly 40 feet to the point of beginning.

Being the same property conveyed to Billie W. Rickles by Warranty Deed from Sheila Weinberger, unmarried of record in Book 10100, page 469, said Register' s Office for Davidson County, Tennessee. Billie W. Rickles died in July 2002 and his Last Will and Testament was filed for probate in the General Sessions Court for Rutherford County, Tennessee, Case Number E16054. Said Last Will and Testament grants to the Executrix the power and authority to sell real property owned by the estate without consent of the probate court or any beneficiary.

This is improved property commonly known as 702 Garfield Street, Nashville, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

+ Linda Millaway, EXE.
Affiant

Subscribed and sworn to before me this
11th day of ~~February~~ April, 2003.

My Commission Expires:

Notary Public

ROBERT JOHN NOTESTINE
NOTARY PUBLIC, DAVIDSON COUNTY, TENNESSEE
MY COMMISSION EXPIRES SEP. 24, 2005

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

IN WITNESS WHEREOF, the Grantor has caused this Quitclaim Deed to be executed this 11th day of ~~February~~ April, 2003.

The Estate of Billie W. Rickles

By: Linda Millaway, EXE.
Linda Millaway, Executrix

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared Linda Millaway, Executrix for The Estate of Billie W. Rickles, with whom I am personally acquainted, (or proved to me in the basis of satisfactory evidence) and who upon oath, acknowledged that she executed the foregoing instrument for the purpose therein contained as Executrix for The Estate of Billie W. Rickles.

WITNESS my hand and official seal at Nashville, Tennessee, this 11th day of ~~February~~ April, 2003.

Notary Public

My Commission Expires:

ROBERT JOHN NOTESTINE
NOTARY PUBLIC, DAVIDSON COUNTY, TENNESSEE
MY COMMISSION EXPIRES SEP. 24, 2005

