PICK-UP

Davidson County DEEDWARR
Recvd: 03/24/04 14:36 5pgs
Fees:27.00 Taxes:0.00
20040324-0033480

This Instrument Prepared By:
Sherrard & Roe PLC (MGK)
424 Church Street, Suite 2000
Nashville, TN 37219

EXECUTORS'/TRUSTEES' DEED

Address New Owner:	Send Tax Bills To:	Map/Parcel Number:
George Bullard	Same	Map 14402
P.O. Box 50276		Parcel 1
Nashville, TN 37205		

WHEREAS, Ella P. Hayes (the "Decedent") died on October 19, 2003, and Decedent's Last Will and Testament, dated September 29, 1992, was admitted to probate as File No. 04P-64 in the Seventh Circuit Court (Probate Division) of Davidson County, Tennessee (the "Will");

WHEREAS, Elizabeth B. Stadler, George Bullard, and Johnson B. Wallace are the duly appointed Executors (the "Executors") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Executors desire to convey all of the Decedent's right, title and interest in and to certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property") in order to settle matters of the Estate in accordance with the terms of the Will and as specifically bequeathed to The Ella P. Hayes Living Trust dated September 29, 1992 (the "Trust"), in paragraph III of the Will; and

WHEREAS, Elizabeth B. Stadler, George Bullard, and Johnson B. Wallace are the Trustees (the "Trustees") of the Trust and desire to convey, as Trustees, all of their right, title and interest in and to the Property in order to satisfy the distribution in accordance with the terms of the Trust to George Bullard (the "Beneficiary"), as specifically described in paragraph IV section C(4) of the Trust; and

WHEREAS, since the Executors and Trustees are the same persons, they are joining together in this conveyance to transfer the property to the Beneficiary as named in the Trust; and

NOW, THEREFORE, in consideration of the foregoing premises and no other monetary consideration, the Executors and Trustees do hereby transfer and convey all of the Executors' and Trustees' right, title and interest in and to the Property to George Bullard.

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to Ella P. Hayes, her heirs, successors and assigns, forever; and the Executors and Trustees, do hereby transfer, assign, and set over to George Bullard, all of the Estate's and the Trust's right, title and interest in the said Property with full benefit of the Executors' and Trustees' warranties to the maximum extent that they can or should do as Executors and Trustees, but not further or otherwise.

IN WITNESS WHEREOF, the Executors and Trustees have executed this instrument on the 9 day of March, 2004.

Elizabeth B. Stadler, Co-Executor of the Estate of Ella P. Hayes and Trustee of The Ella P. Hayes Living Trust dated September 29, 1992

George Bullard, Co-Executor of the Estate of Ella P. Hayes and Trustee of The Ella P. Hayes Living Trust dated September 29, 1992

Johnson B. Wallace, Co-Executor of the Estate of Ella P. Hayes and Trustee of The Ella P. Hayes Living Trust dated September 29, 1992

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said State and County, Elizabeth B. Stadler, who upon oath acknowledged that she is a Co-Executor of the Estate of Ella P. Hayes and the Trustee of The Ella P. Hayes Living Trust, deceased, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that she, being authorized so to do, executed the within instrument for the purposes therein contained by signing her name as Co-Executor and Co-Trustee.

WITNESS my hand and official seal this 15th day of March, 2004.

Lupe R. Cu

Notary Public Lupe R. Cu

My Commission Expires: 1/26/08

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said State and County, George Bullard, who upon oath acknowledged that he is a Co-Executor of the Estate of Ella P. Hayes and a Co-Trustee of The Ella P. Hayes Living Trust, deceased, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he, being authorized so to do, executed the within instrument for the purposes therein contained by signing his name as Co-Executor and Co-Trustee.

WITNESS my hand and official seal this 9 day of March, 2004.

David W Bolyard Jr

Notary Public

My Commission Expires: _____

DAVID W. BOLYARD
NOTARY PUBLIC, TENNESSEE, STATE AT LARGE
MY COMMISSION EXPIRES MAY 30, 2004

297903.01 6480-0001

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said State and County, Johnson B. Wallace, who upon oath acknowledged that he is a Co-Executor of the Estate of Ella P. Hayes and a Co-Trustee of The Ella P. Hayes Living Trust, deceased, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he, being authorized so to do, executed the within instrument for the purposes therein contained by signing his name as Co-Executor and Co-Trustee.

WITNESS my hand and official seal this 22nd day of March, 2004.

PAMELA J. PRATT NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: 11-24-07

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409 (3) (D).

Affiant

Subscribed and sworn to before me this 9 day of March, 2004.

Notary Public

My Commission Expires:

DAVID W. BOLYARD
NOTARY PUBLIC, TENNESSEE, STATE AT LARGE
MY COMMISSION EXPIRES MAY 30, 2004

DAVID W. BOLYARD JR. NOTARY PUBLIC AT LARGE

297903.01 6480-0001

EXHIBIT A

Davidson County Property:

A tract of land in the 7th, formerly 11th, Civil District of Davidson County, Tennessee, being parts of Blocks "H" and "I" on the Map of Belle Meade Subdivision No. 2, as of record in Book 421, page 51, Register's Office for said County, and described, according to a survey made May 19, 1934, by Erle Drake, county surveyor, Davidson County, Tennessee, as follows:

Beginning at a stake in the center of the new Chickering Road or Belle Meade Pike 254.7 feet North 10° East from the intersection of the South line of Block "H" with the center of said road; thence North 10° East with the center of said road 453 feet to a stake; thence South 86 ½° East 1913.2 feet to a stake, hackberry and locust pointers in the Eastern boundary line of said Block "I"; thence South 3 ¼° East, with the Eastern boundary line of Block "I", 450 feet to a stake; thence North 86 ½° West 1966.4 feet to the beginning containing 20.04 acres, more or less.

Being the same property conveyed to George N. Bullard and wife, Ella Petway Bullard, by deed from The Guaranty Title Trust Company, a Tennessee corporation, of record in Book 939, page 276, Register's Office for Davidson County, Tennessee. George N. Bullard having since died so that title vests solely in the name of Ella Petway Bullard. Ella Petway Bullard has since died vesting title in Elizabeth B. Stadler, George Bullard, and Johnson B. Wallace, Executors of the Estate of Ella Petway Bullard, deceased.