GRANTEE:
The Estate of Jerry G. Costa

SEND TAX BILL TO:
To New Owners

MAP & PARCEL
09400006300
119-5-249
72-13-400
06509007000

ADDRESS OF NEW OWNERS:
Roger W. Costa
Carole Costa
631 Old Lebanon Dirt Road
Hermitage, TN 37076

Davidson County DEEDQC
Recvd: 04/30/04 10:49 5pgs
Fees:27.00 Taxes:0.00
20040430-0049260

This instrument prepared by:
Law Office of David J. Waynick
211 Donelson Pike, Suite 2
Nashville, TN 37214

THIS INSTRUMENT PREPARED BY INFORMATION FURNISHED SOLELY BY THE PARTIES HERETO WITH NO TITLE SEARCH PERFORMED.

EXECUTORS' QUITCLAIM DEED

Jerry G. Costa died testate on August 5, 2003. Administration was ordered in the Probate Court of Davidson County, Tennessee, Docket Number 04P321. The Probate Court of Davidson County, Tennessee appointed Roger W. Costa and Esther C. Swink as Co-Executors on February 17, 2004. The Co-Executors are duly qualified. All debts of the decedent have been paid. The Co-Executors, by signing this Deed, releases any right the Co-Executors have to recover this property in the event of the subsequent insolvency of this Estate. **ROGER W. COSTA, CO-EXECUTOR and ESTHER C. SWINK, CO-EXECUTOR** quitclaims to **ROGER W. COSTA and wife, CAROLE COSTA**, all right, title and interest in the following described real estate in:

DAVIDSON COUNTY, TENNESSEE (Map & Parcel No. 09400006300)

Land in the 3rd Civil District of Davidson County, Tennessee, and being described as follows, to wit:

Beginning at a point in the southerly margin of Clovernook Drive approximately 209.5 feet from Lebanon Road; thence, South 59 degrees West 56' 92.9 feet to an iron pin; thence, South 49 degrees West 52' 46 feet to an iron pin; thence, South 3 degrees West 43' 114.0 feet to an iron pin; thence, in a northeasterly direction 246 feet more or less to a point in the westerly margin of U.S. Highway 70 North; thence, with the margin of the same northerly 40 feet more or less to a point in the southerly margin of Clovernook Drive; thence, with the margin of the same 15 feet more or less to the beginning of a curve to the right having a radius of 25.00 feet to a distance of 37.34 feet to a point in the southerly margin of Clovernook Drive; thence, with the margin of the same North 49 degrees 00' West 209.5 feet more or less to the point of beginning.

Being the same property conveyed to Jerry Costa and wife, Viola Costa, by deed from John L. Merritt dated December 5, 1983, as of record in Book 6201, page 373, Register's Office for Davidson County, Tennessee.

Jerry Costa, widowed, having died testate. Jerry G. Costa estate being administered in the Probate Court of Davidson County, Tennessee, Docket No. 04P321.

This improved property known as: 1744 Lebanon Pike, Nashville, TN 37210

DAVIDSON COUNTY, TENNESSEE (Map & Parcel No. 119-5-249)

Land in Davidson County, Tennessee, being Lot No. 148 on the Resubdivision of Lots Nos. 3, 4, 5 and part of 6 in Cumberland Nurseries Plan as of record in Book 332, page 148, Register's Office for said County.

Said Lot No. 148 fronts 50 feet on the north side of Lutie Street and extends back between parallel lines 150 feet to an alley.

Being the same property conveyed to Jerry Costa by deed from Ellis W. James, et ux and Deborah James dated May 4, 1981, as of record in Book 5745, page 649, Register's Office for Davidson County, Tennessee.

Jerry Costa, widowed, having died testate. Jerry G. Costa estate being administered in the Probate Court of Davidson County, Tennessee, Docket No. 04P321.

This improved property known as: 114 Lutie Street, Nashville, TN 37210

DAVIDSON COUNTY, TENNESSEE (Map & Parcel No. 72-13-400)

Land in Davidson County, Tennessee being Lot No. 11 on the Plan of Sharpe and Horn's Fourth Addition to Nashville, as of record in Book 161, page 172 Register's Office for said County.

Said Lot No. 11 fronts 100 feet on the southerly side of Straightway Avenue, formerly Main Street, and runs back between parallel lines, with the westerly margin of an alley, 170 feet to an alley in the rear.

Being the same property conveyed to Jerry Costa by deed from Charles Richards, Trustee dated September 23, 1987, as of record in Book 7361, page 754, Register's Office for Davidson County, Tennessee.

Jerry Costa, widowed, having died testate. Jerry G. Costa estate being administered in the Probate Court of Davidson County, Tennessee, Docket No. 04P321.

This is unimproved property on 1114 Straightway Avenue, Nashville, Davidson County, Tennessee 37206.

DAVIDSON COUNTY, TENNESSEE (Map & Parcel No. 06509007000)

A certain tract or parcel or land in Davidson County, Tennessee, described as follows, to wit:

Being Lot No. 104 on the Plan of Sherwood Forrest, Section III, as of record in Book 4460, page 81, Register's Office for Davidson County, Tennessee.

Said Lot No. 104 fronts 64.86 feet on the southeasterly margin of Whittier Drive and runs back 145 feet on the southwesterly side line and 155.29 feet on the northeasterly side line and measures 69.82 feet across the rear lot line.

Being the same property conveyed to Jerry Costa and wife, Viola Costa by deed from Roy Wells and wife, Mary E. Wells dated September 21, 1984, as of record in Book 6392, page 611, Register's Office for Davidson County, Tennessee.

Jerry Costa, widowed, having died testate. Jerry G. Costa estate being administered in the Probate Court of Davidson County, Tennessee, Docket No. 04P321.

This improved property is known as 4873 Whittier Drive, Old Hickory, TN 37138.

GRANTOR MAKES NO REPRESENTATION OR WARRANTY, EXPRESS OR IMPLIED, AS TO THE EXACT AMOUNT OF ACREAGE OR SQUARE FOOTAGE IN THE PROPERTY, OR AS TO THE OWNERSHIP OF THE MINERALS LOCATED ON, UNDER OR WITHIN THE PROPERTY. GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES, EXPRESS OR IMPLIED, WITH RESPECT TO THE CONDITION OF THE PROPERTY CONVEYED HEREBY, INCLUDING IMPROVEMENTS LOCATED THEREON, INCLUDING, WITHOUT LIMITATION, THE HABITABILITY, CONDITION OR FITNESS THEREOF FOR ANY PARTICULAR USE OR PURPOSE. GRANTEE AGREES THAT THE PROPERTY CONVEYED HEREBY, INCLUDING IMPROVEMENTS LOCATED THEREON, IS CONVEYED BY GRANTOR AND ACCEPTED BY GRANTEEE IN AN "AS IS, WHERE IS" AND "WITH ALL FAULTS" CONDITION. THIS CONVEYANCE IS MADE EXPRESSLY SUBJECT TO ALL COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN FORMER DEEDS AND OTHER INSTRUMENTS OF RECORD APPLICABLE TO SAID PROPERTY, INSOFAR AS SAME ARE PRESENTLY BINDING THEREON, AND TO ANY EASEMENTS APPARENT FROM AN INSPECTION OF SAID PROPERTY.

ROGER W. COSTA and ESTHER C. SWINK, join in this deed to convey their interest, if any.

Witness my hand at Davidson County, Tennessee this 26th day of April 2004.

Roger W. Costa

ROGER W. COSTA, Individually

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 Roger W. Costa, individually, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Executor's Quitclaim Deed for the purposes therein contained.

Subscribed and sworn to before me this 26th day of April 2004.

JoAnna Lea Allison

Notary Public
My Commission expires:

JOANNA L. ALLISON
NOTARY PUBLIC AT LARGE
My Commission Expires Jan. 9, 2006
DAVIDSON COUNTY, TN

ESTHER C. SWINK, Individually

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 Esther C. Swink, Individually, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Executor's Quitclaim Deed for the purposes therein contained.

Subscribed and sworn to before me this 14th day of April 2004.

Notary Public

My Commission Expires:

JOANNA L. ALLISON NOTARY PUBLIC AT LARGE My Commission Expires Jan. 9, 2006 DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 14th day of April 2004

Notary Public

My Commission Expires:

JOANNA L. ALLISON NOTARY PUBLIC AT LARGE My Commission Expires Jan. 9, 2006 DAVIDSON COUNTY, TN

Witness my hand at Davidson County, Tennessee this 16th day of April 2004.

ROGER W. COSTA, Co-Executor
Estate of Jerry G. Costa

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 Roger W. Costa, the Co-Executor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Executor's Quitclaim Deed for the purposes therein contained.

Subscribed and sworn to before me this 16th day of April 2004.

Notary Public
My Commission expires:

DONNA L. ALLISON
NOTARY PUBLIC AT LARGE
Jan. 9, 2008
DAVIDSON COUNTY, TN

ESTHER C. SWINK, Co-Executor
Estate of Jerry G. Costa

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 Esther C. Swink, the Co-Executor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within Executor's Quitclaim Deed for the purposes therein contained.

Subscribed and sworn to before me this 16th day of April 2004.

Notary Public
My Commission expires:

DONNA L. ALLISON
NOTARY PUBLIC AT LARGE
Jan. 9, 2008
DAVIDSON COUNTY, TN