Davidson County DEEDQC
Recvd: 10/05/05 09:48 3 pgs
Fees:17.00 Taxes:0.00

20051005-0119782

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $ 1.00

Wanda Beaver
AFFIANT

Subscribed and sworn to before me, this 15th day of September, 2005.

Deborah D Boyd
NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/30/06

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

ADDRESS OF NEW OWNERS AS FOLLOWS: Wanda Faye Beaver
760 Howse Avenue
Madison, TN 37115

SEND TAX BILLS TO: Wanda Faye Beaver, 760 Howse Avenue, Madison, TN 37115

MAP and PARCEL: 52.06-14.03

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EXECUTOR'S QUITCLAIM DEED

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KNOW ALL MEN BY THESE PRESENTS that I, Wanda Faye Beaver, Executrix for the Estate of Chester L. Beaver, Jr., being one and the same person, am affecting this quitclaim as a means of clarifying the title to this property. Under the Will of Chester L. Beaver, probated in the Probate Court of Davidson County, No. 05P212 on February 4, 2005. Wanda Faye Beaver was named Executrix of Chester L. Beaver, Jr. Estate. (See attached Will and Letters

of Testamentary). 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, Wanda Faye Beaver, Executrix for the Estate of Chester L. Beaver, Jr. has bargained and sold and hereby [convey,] remise, release and forever quitclaims to Wanda Faye Beaver her heirs and assigns, such of my right, title and interest in and to a certain tract [parcel] of land in Davidson County, Tennessee, which is described as follows:

> All that parcel of land in the City of Madison, Davidson County, State of Tennessee, as more fully described in Deed Book 9408, page 342, ID#52.06-14.03, being known and designated as being a part of Lot No. 29, 11th Civil District, H.B. Chadwell Tract, as of record in Book 421, page 61, Davidson County, records being more particularly described as a metes and bound property.
>
> By Fee Simple Deed from James M. Wilson and wife, Gail Wilson as set forth in Book 9408, page 342, dated 7-12-94 and recorded 7-15-94, Davidson County Records, State of Tennessee.
>
> By Quit Claim Deed from Chester L. Beaver, Jr.,unmarried to Chester L. Beaver, Jr., a married man as recorded in Davidson County, R.O.D., State of Tennessee Instrument No. 20011003-0107116.

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

WITNESS my hand this 15th day of September, 2005.

Wanda Beaver
WANDA BEAVERS EXECUTRIX

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Beverly D. Boyd, a Notary Public, in and for said County and State, **WANDA BEAVERS**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this the 15th day of September, 2005.

Beverly D. Boyd

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-30-06