Davidson County DEEDQC
Recvd: 04/28/06 11:39 3 pgs
Fees:17.00 Taxes:0.00
20060428-0048885

Map Number: 048-00-0
Parcel: 041.00 and 055.00

FROM: ***JERRY J. TOMLINSON,***
Executor

To: **DAVID MICHAEL TOMLINSON**

This Instrument Was Prepared Upon Information Furnished by the Parties by:

Howard M. Skipworth, #12469
Attorney At Law
6408 Clarksville Highway
P.O. Box 489
Joelton, Tennessee 37080
Telephone: (615) 876-2550

ADDRESS OF NEW OWNER:

DAVID MICHAEL TOMLINSON
4840 Eatons Creek Road
Nashville, Tennessee 37218

SEND TAX BILLS TO:

SAME

EXECUTOR'S QUITCLAIM DEED

WHEREAS, *Howard B. Tomlinson, Jr.*, was vested with certain real property located at 4840 Eatons Creek Road, Nashville, Tennessee, 37218, as evidenced by Deed of Record in Instrument Number 20030429-0057286, Register's Office of Davidson County, Tennessee; and

WHEREAS, *Howard B. Tomlinson, Jr.*, died testate on 27 September 2005 and was survived by his siblings, Jerry J. Tomlinson, Juanita Tomlinson Wade, Mary Sue Tomlinson Labuz, Larry Wayne Tomlinson and Ronald T. Tomlinson; and

WHEREAS, *Howard B. Tomlinson, Jr.,* died testate leaving a Last Will and Testament bearing the date of 13 March 2001; and

WHEREAS, *Jerry J. Tomlinson* is named as Executor in said Last Will and Testament; and

NOW, THEREFORE, *Jerry J. Tomlinson*, Executor of the Estate of *Howard B. Tomlinson, Jr.*, deceased, for and in consideration of the sum of Ten ($10.00) Dollars, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution and closing of the Estate of *Howard B. Tomlinson, Jr.*, the decedent's Will having been duly admitted to probate in Davidson County, Tennessee, and recorded in Will Vol. Book 6059/2082324, Probate Court Clerk's Office for said county, has bargained and sold and hereby remises, releases and forever quitclaims unto ***DAVID MICHAEL TOMLINSON***, his heirs and assigns, all his right, title and interest in and to a certain parcel of land in Davidson County, Tennessee, described on Exhibit "A" attached hereto and incorporated herein by this reference.

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

WITNESS my hand this 26th day of APRIL, 2006.

Jerry J. Tomlinson
JERRY J. TOMLINSON
Executor

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named ***JERRY J.TOMLINSON,*** 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 this 26th day of APRIL, 2006.

Howard M. Skipworth
NOTARY PUBLIC

My commission expires:

_____

HOWARD M. SKIPWORTH
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.
MY COMMISSION EXP. JANUARY 26, 2008

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is 251,700.00.

David Michael Tomlinson
Affiant

Sworn to and subscribed before me

this 26th day of APRIL, 2006.

Howard M. Skipworth
NOTARY PUBLIC
My Commission Expires:_____

HOWARD M. SKIPWORTH
NOTARY PUBLIC AT LARGE
DAVIDSON CO., TENN.
MY COMMISSION EXP. JANUARY 26, 2008

NOTE TO REGISTER: Upon recording, please return the recorded instrument to: **HOWARD M. SKIPWORTH, Attorney at Law, 6408 Clarksville Hwy., P. O. Box 489, Joelton, TN 37080**

EXHIBIT "A"

Map/Parcel No. 048-00-0 041.00 and 055.00
4840 Eatons Creek Road
Nashville, TN 37218

A tract of land in the 13th, formerly the 23rd, Civil District of Davidson County, Tennessee, described as follows:

Beginning at a stone on the ridge in the west boundary line of the 19 acre tract and the northeast corner of Jordon C. Holt, in the survey for the division of the lands of A.J. Holt, deceased, and running thence north 23 degrees east 7 poles to a stake; thence north 1/2 degrees west 13.2 poles to a stake; thence north 35.5 degrees west 7.4 poles to a hickory; thence north 51 degrees west 12.8 poles to a stake; thence north 39.5 degrees west 16 poles to a hickory; thence north 56.25 degrees west 12 poles to a hickory; thence north 32 degrees west 14.6 poles to a stake; thence north 59 degrees west 9.6 poles to a tan oak in the original boundary line corner; and with the same south 26.5 degrees west 20 poles to a whiteoak; thence north 75 degrees west 8.5 poles to a beech; thence south 43 degrees west 56 poles to a beech; thence south 18 degrees west 9.36 poles to a hickory; thence south 35 degrees west 41 poles to a stone; thence south 47.75 degrees west 26 poles to center of Eatons Creek; thence southeasterly 30 poles to a point in the center of Eatons Creek; Jordon Holt's northwest corner; thence north 64 degrees east 40 poles to a stake; thence north 35 degrees east 50 poles to a point in center of private road; thence north 81.50 degrees east 66 poles to the beginning, containing 49.73 acres, more or less.

Being the same property conveyed to Howard B. Tomlinson Jr., by deed from Jerry J. Tomlinson, of record in Instrument Number 20030429-0057286, Register's Office for said county.

Howard B. Tomlinson, Jr., having since died on 27 September 2005.

This Deed is evidence of distribution of the above-described real property to **DAVID MICHAEL TOMLINSON**, beneficiary by and under the Last Will and Testament of **HOWARD B. TOMLINSON JR.**, deceased, and is exempt from any recordation tax pursuant to **Tennessee Code Annotated, Section 67-4-409 (a) (3) (D).**