THIS INSTRUMENT PREPARED BY: **Mudter Morgan & Patterson** **Attorneys-at-Law** **2000 Richard Jones Road** **Suite 110** **Nashville, Tennessee 37215** FTEC File #25289 **Record & Return To:** Watauga Title Company 155 Franklin Road, #120 Brentwood, TN 37027	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 26th day of April, 2006. Notary Public My Commission Expires:

GEORGE L. MUDTER, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

QUITCLAIM DEED

Address New Owner: Dorothy W. Lester 4500 Post Road # B-12 Nashville, TN 37205	**Send Tax Bills To:** mwm	**Tax Information:** Map No.103.14-0A Parcel No. 012.00-CO

FOR AND IN CONSIDERATION of Ten and No/100ths Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Sandra Rae Averbuch, as Co-Executor of The Estate of Elizabeth L. Rosenblum** ("Grantor"), does hereby quitclaim, transfer and convey unto **Dorothy W. Lester**, ("Grantee"), her heirs and assigns of all its right, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described on Exhibit "A" hereto.

This is improved property known as 4500 Post Road # B-12, Nashville, TN, 37205.

Whenever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, Grantor has executed this instrument on this 26th day of April, 2006.

Sandra Rae Averbuch, executor
Sandra Rae Averbuch, Executor

STATE OF TENNESSEE, COUNTY OF DAVIDSON

Before me personally appeared Sandra Rae Averbuch to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal, at office in Nashville, Tennessee, this 26th day of April, 2006.

NOTARY PUBLIC

My Commission Expires:

GEORGE L. MUDTER, JR. NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

My Commission Expires JULY 19, 2008

Davidson County DEEDQC
Recvd: 05/05/06 14:28 2 pgs
Fees:12.00 Taxes:0.00

20060505-0052712

EXHIBIT "A"

Land in Davidson County, Tennessee, being Unit No. B-12 on the Plan of The Hillwood Revised, of record in Plat Book 6250, page 503, Register's Office for said County, to which plan reference is made for a more complete description, together with the appurtenant interest in the common elements of The Hillwood, a horizontal property regime established by Master Deed of record in Book 5280, page 464, amended in Book 5281, page 357, Book 6553, page 108, Book 6612, page 155, Book 7702, page 606 and Book 7822, page 263, said Register's Office.

Being the same property conveyed to Elizabeth L. Rosenblum by Warranty Deed Deed dated May 10, 1978 from Thomas V. White, Trustee of record in Book 5286, page 331, and re-recorded in Book 5304, page 36, Register's Office for Davidson County, Tennessee. Elizabeth L. Rosenblum died testate on July 9, 2005. Under the terms of the Second Codicil to the Will of Elizabeth L. Rosenblum filed in Will Book 5898\2002162, Docket No. 05P-1237, Davidson County Probate Court Clerk's Office, the Testatrix directed that the subject property be sold and the proceeds divided among Cynthia Averbuch Albin, Samuel Averbuch and Amy Rosenblum, the Jonathan Morris Averbuch Enrichment Fund at Akiva School in Nashville, Tennessee and the Joey Rosenblum Memorial Fund at the Saint Louis Community Foundation. Letters Testamentary were issued to Sandra Rae Averbuch and Jerry L. Rosenblum, as Co-Executors, on August 12, 2005. The Estate of Elizabeth L. Rosenblum was closed on February 14, 2006 and the Grantors execute this deed as devisees under said Will.