Davidson County DEEDQC
Recvd: 08/08/06 11:11 2 pgs
Fees:13.00 Taxes:518.00
20060808-0097240

This Instrument Prepared By/Return To:
Robert L. Scruggs, Attorney at Law
2525 21st Avenue South
Nashville, Tennessee 37212

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Robert Todd Davidson	SAME	Map 127
8030 Highway 70 South		Parcel 50
Nashville, TN ~~37209~~ 37221		

SW RTD

QUITCLAIM DEED

The undersigned do hereby quitclaim, and by these presents do transfer and convey, all of our right, title and interest unto Robert Todd Davidson, in and to the following tract of land in Davidson County, Tennessee:

Land lying in the 9th Civil District of Davidson County, Tennessee, being more particularly described as follows:

Being known as Lot No. 3 on the unrecorded Map of the Subdivision of Mrs. Agnes Hows Archey's Lands, described according to a survey made by John M. Sullivan, County Surveyor, April 1, 1954, as follows:

Beginning at a point in a fence line in the north margin of U.S. Highway No. 70 South, the corner of Lots 2 and 3; thence with the margin of said Highway along said fence, South 50° 30' East 200 feet to a point; thence North 44° 33' East 364 feet to the center line of Buffalo Road; thence with the center line of same, North 51° 07' West 200 feet to the corner of tracts 2 and 3; thence with the line between said tracts, South 45° West 361 feet to the beginning, containing 1.65 acres.

Being part of the same property conveyed to James Edward Gentry and wife, Eleanor Tucker Gentry, by Warranty Deed of record in Book 3252, page 473, Register's Office for Davidson County, Tennessee. James Edward Gentry died and his wife, Eleanor Tucker Gentry succeeded to ownership of the entire fee as surviving tenant by the entirety. Eleanor Tucker Gentry died on August 27, 2004; her will authorized her executors to have the power to convey real property of her estate. Sara Stephens Wall and Robert Todd Davidson, Co-Executors of the Estate of Eleanor Tucker Gentry, are executing this Quitclaim Deed pursuant to said will provision.

This is improved property known as 8030 Highway 70 South, Nashville, TN ~~37209~~. 37221 RTP, SW

IN WITNESS WHEREOF, we have hereunto set our hands on this the 18th day of July, 2006.

Sara Stephens-Wall
SARA STEPHENS WALL, Co-Executor

ROBERT TODD DAVIDSON, Co-Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notary public, of said county, Sara Stephens Wall, Co-Executor of the Estate of the Estate of Eleanor Tucker Gentry, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that she executed the within instrument for the purposes therein contained as her free act and deed.

Witness my hand and seal on this 18th day of July, 2006.

JAN CARTER NOTARY PUBLIC LARGE DAVIDSON COUNTY, TN

My Commission Expires Jan. 26, 2008

Commission Expires: _____

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned notary public, of said county, Robert Todd Davidson, Co-Executor of the Estate of the Estate of Eleanor Tucker Gentry, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that she executed the within instrument for the purposes therein contained as her free act and deed.

Witness my hand and seal on this 18th day of July, 2006.

My Commission Expires Jan. 26, 2008

Commission Expires: _____

Notary Public

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $140,000.00.

Affiant

Subscribed and sworn to before me, this the 18th day of July, 2006.

My Commission Expires Jan. 26, 2008

Commission Expires: _____

Notary Public