Davidson County DEEDQC
Recvd: 11/08/06 13:54 1 pgs
Fees:12.00 Taxes:0.00
20061108-0139119

THIS INSTRUMENT PREPARED BY:
Ted A. Burkhalter, Atty at Law
P O Box 40948
Nashville, Tennessee 37204

T.C.A. §67-4-409(a)(3)(D) exempts this instrument from tax and T.C.A. §67-4-409(a)(5) further provides the valuation oath is unnecessary since this deed is being used to evidence distribution of the property to a beneficiary

EXECUTOR'S QUITCLAIM DEED

ADDRESS NEW OWNER:
H. Russell Mabry, Jr.
7949 Hamilton Mill Drive
Chattanooga, TN 37421

SEND TAX BILLS TO:
same as owner

MAP/PARCEL:
Map 146-02-0
Parcel 006.00

In accordance with the provisions of the will Henry Russell Mabry, Sr., H. Russell Mabry, Jr., Executor, quitclaims to H. Russell Mabry, Jr., all right, title and interest in the following described real estate in Davidson County, Tennessee:

Being Lot No. 17 on the unrecorded Map known as Oakhill Valley Subdivision, and described according to a preliminary survey made by S. E. Davis, Surveyor, March 22, 1950, as follows:

Beginning at a point in the south margin of Oak Valley Lane at the corner of Lots No. 16 and 17; thence with the line between said lots southerly to a point at the south corner of said lots southeasterly 229.83 feet to the west margin of Churchwood Drive; then with the margin of the same northerly to a point at the beginning of a curve; thence around said curve northwesterly 39.27 feet to the south margin of Oak Valley Lane; thence with the margin of the same, westerly 200 feet to the beginning.

Being part of the property conveyed to Oak Hill Land Company by deed from John H. Cheek and wife, of record in Book 1780, page 169, Register's Office for said County. Subject to restrictions contained in the following instruments: in book 931, page 53, and in Book 1788, page 186, both of which were recorded prior to February 15, 1950 and in Book 1809, page 539; and such state of facts as the plan will show when recorded as to set-back lines, utility easements, etc.

Being the same property conveyed by H. Russell Mabry, Sr. and wife, Winnie W. Mabry, to H. Russell Mabry, Sr., his personal representatives, heirs and assigns, and Winnie W. Mabry, her personal representatives, heirs and assigns, each a tenant in common as to an undivided one-half interest each, without any right of survivorship in accordance with Tennessee Code Annotated 66-1-110 of record in Book 10577, page 216, Register's Office for said County.

This transfer is by Quitclaim and we make no warranties about the title.

Witness my hand at Nashville, Tennessee this 2nd day of November, 2006.

Estate of Henry Russell Mabry, Sr.

By: H. Russell Mabry Jr.
H. Russell Mabry, Jr.
Executor

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 H. RUSSELL MABRY, JR. with whom I am personally acquainted, and who upon oath acknowledged that he is the EXECUTOR for the ESTATE OF HENRY RUSSELL MABRY, SR. and that he, as such Executor, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of November, 2006.

FRIDA R. SWAFFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Frida R. Swafford
Notary Public

My Commission Expires JAN. 24, 2009