RECORD AND RETURN TO:
Bosch Title, LLC
1800 Galleria Blvd.
Suite 1390
Franklin, Tennessee 37067

Davidson County DEEDWARR
Recvd: 01/08/07 10:24 3 pgs
Fees:18.00 Taxes:721.50
20070108-0002881

EXECUTOR'S DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $195,000.00.

James Roland Oldham Sr
AFFIANT

CHRIS GRAZER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF DECEMBER, 2006.

Chris Graz
NOTARY PUBLIC

My commission expires: 7/24/10

THIS INSTRUMENT PREPARED BY:
Bosch Title, LLC, 1800 Galleria Blvd., Suite 1390, Franklin, Tennessee 37067

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
DONNA REED HICKS	Same as new owner	MAP 33
1332 Dickerson Pike		PARCEL 92.00
Goodlettsville, Tennessee 37072		

KNOW ALL MEN BY THESE PRESENTS, that **RALPH H. DRAKE** died testate on February 7, 1999 and that;

WHEREAS by the Last Will and Testament of Ralph Hunt Drake, dated November 13, 1997, the undersigned, **JAMES ROLAND OLDHAM SR. and NANCY JEAN DRAKE MOSES,** were duly appointed and qualified as Co-Executors of the said Last Will and Testatment, and by Letters Testamentary of record in the Seventh Circuit Court of Davidson County, Tennessee are now the lawful and acting Co-Executors; and

WHEREAS, in order to carry out the provisions of said Last Will and Testament, and with full authority to sell, the undersigned deems it advisable to sell the real estate hereinafter described;

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of ONE HUNDRED NINETY FIVE THOUSAND and NO/100 ($195,000.00) DOLLARS, cash in hand paid by the hereinafter named Grantee, the receipt of which is hereby acknowledged; the undersigned, **JAMES ROLAND OLDHAM SR. and NANCY JEAN DRAKE MOSES, CO-EXECUTORS OF THE ESTATE OF RALPH H. DRAKE,** hereinafter called the Grantors, have bargained and sold and by these presents do hereby transfer and convey unto **DONNA REED HICKS,** hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

A small tract of land in the 11th, formerly 19th Civil District of Davidson County, Tennessee, being a part of Lot No. 3 on the Plan of the Real Estate of Thos J. Watkins, deceased, of record in Book 42, page 712, said Register's Office, and also shown on Plan of record in Book 371, page 348, said Register's Office, and being partly shown on the plan of the lands of Campbell Brothers of record in Book 547, page 76, said Register's Office, and being known as Lot No. 2 on the Plan of M.M. Cunniff's Subdivision of part of Lot No. 3 of said Watkins Lands and described according to a copy of a survey thereof made by Solon E. Davis, Surveyor, dated November 15, 1952, as follows:

BEGINNING at a point on the easterly margin of Dickerson Pike, as now located at an iron pin, the common corner of Lots Nos. 1 and 2; thence South 77 degrees 08'30" East 400 feet to an iron pin; thence south 24 degrees 21'30" West 132.5 feet to an iron pin at the common corner of Lots Nos. 2 and 3; thence with line between said lots, North 77 degrees 8'30" West 400 feet to the easterly margin of Dickerson Pike at an iron pin; thence along margin of same, North 24 degrees 21'30" East 132.5 feet to the beginning.

Being the same property conveyed to Ralph H. Drake and wife, Ruby A. Drake by Warranty Deed from M.P. Brown and wife, Hazel Brown, of record in Book 4011, page 339, Register's Office for Davidson County, Tennessee. The said Ruby A. Drake having since died on April 25, 1998 leaving Ralph H. Drake as owner of fee simple title as surviving tenant by the entirety. The said Ralph H. Drake having since died on February 7, 1999 leaving James Roland Oldham Sr. and Nancy Jean Drake Moses as Co-Executors according to Letters of Testamentary of record in the Seventh Circuit Court of Davidson County, Tennessee with full authority to sell.

This is improved property known as 1332 Dickerson Pike, Goodlettsville, Tennessee 37072.

TO HAVE AND TO HOLD said real estate, together with all of the appurtances, estate and title thereunto belonging, unto the said Grantee, her heirs and assigns, forever.

The undersigned covenant with the said Grantee that they are lawfully seized and possessed of said real estate; that they have a good right to convey the same; and that the property is unencumbered except by lien of the 2006 property taxes, which taxes are being pro-rated between the parties and which taxes are being paid at closing.

The undersigned further covenant and bind themselves, their successors and assigns, forever to warrant and defend the title to said real estate unto the said Grantee, her heirs and assigns, against the lawful claims of all person, whomsoever.

WITNESS OUR HANDS, this the 28th day of December, 2006.

James Roland Oldham Sr

JAMES ROLAND OLDHAM, SR.,
Co-Executor of the Estate of Ralph H. Drake

Nancy Jean Drake Moses

NANCY JEAN DRAKE MOSES,
Co-Executor of the Estate of Ralph H. Drake

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 28th day of December, 2005, before me, appeared James Roland Oldham, Sr. and Nancy Jean Drake Moses, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that they are Co-Executors of the Estate of Ralph H. Drake, and that said instrument was signed in behalf of said Estate.

Witness my hand at office this the day and year above written.

Chris Grazer
Notary Public

My commission expires: 7/24/10

CHRIS GRAZER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JULY 24, 2010