Davidson County DEEDQC
Recvd: 09/26/07 13:47 3 pgs
Fees:17.00 Taxes:0.00
20070926-0114863

This Instrument Was Prepared By:
Gail Smith Bradford, Esq.
49 Music Square West, Suite 600
Nashville, Tennessee 37203

EXECUTOR'S QUITCLAIM DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
JOYCE T. MORGAN FAMILY TRUST c/u SunTrust Bank and Michael F. Morgan, Co-Trustees c/o David L. Curry SunTrust Bank Mail Code Atlanta – 0032 P.O. Box 4418 Atlanta, Georgia 30302	SAME	Map 117-9 Parcel 60

KNOW ALL MEN BY THESE PRESENTS, that **Michael F. Morgan, Executor of the Estate of Joyce A. Todd Morgan** ("Grantor"), for good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, conveys unto **SUNTRUST BANK AND MICHAEL F. MORGAN, Co-Trustees of the JOYCE T. MORGAN FAMILY TRUST, established under the Last Will and Testament of Joyce A. Morgan, dated April 10, 2003** ("Grantee"), their successors and assigns, a Fifty percent (50%) undivided interest in the following described real property located in Davidson County, Tennessee, and described as follows, to wit:

BEING Lot No. 13 of Block 5, on the Plan of Woodmont Estates as of record in Book 974, page 29, Register's Office for said County, described as follows:

BEGINNING on the easterly margin of Valley Brook Road at the corner of Lots Nos. 12 and 13, thence with the line between said lots, eastwardly 186.5 feet to the common corner of Lots Nos. 12, 13 and 14; thence with the line between Lots Nos. 13 and 14, eastwardly 220.6 feet to the westerly margin of Bear Road; thence with said Road, northwardly to the beginning of a curve; thence around said curve to the easterly margin of Valley Brook Road; thence with said Road southwardly to the point of beginning.

Said Lot measures a total distance on Bear Road and Valley Brook Road of 713.2 feet.

BEING the same property conveyed to Michael F. Morgan and Joyce A. Todd Morgan, from Michael F. Morgan and wife, Joyce A. Todd Morgan, by Deed of record at Instrument Number 20030410-0047980, Register's Office of Davidson County, Tennessee. The said Joyce A. Todd Morgan having died on July 8, 2005,

leaving a Last Will and Testament admitted to probate by the Probate Court for Davidson County, Tennessee (Docket No. 05P1598), this deed is executed to fulfill the terms of her Last Will and Testament

This conveyance is subject to any and all existing easements and restrictions of record.

The legal description contained herein is the same as that contained in the previous deed of record.

This is improved property, known as 3420 Valley Brook Road, Nashville, Tennessee 37215.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor this the 24th day of September, 2007.

MICHAEL F. MORGAN, Executor of Estate of
Joyce A. Morgan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned authority, a Notary Public in and for the aforesaid state and county, personally appeared **MICHAEL F. MORGAN, as Executor of the Estate of Joyce T. Morgan,** to me known to be the person described therein (or who proved to me to be the same on a satisfactory basis) and who acknowledged that the foregoing instrument was executed by him for the purposes therein contained.

Witness my hand and seal at office in the aforesaid state and county this 24th day of September, 2007.

Notary Public

My Commission Expires

GARY SMITH BRADFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 24, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transaction is $ -0-.

Affiant

Subscribed and sworn to before me, this the 24th day of September, 2007.

Notary Public

My Commission Expires: [illegible]

GAIL SMITH BRADFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
[illegible] JAN. 24, 20[illegible]