EXECUTORS QUITCLAIM DEED	**This Instrument Prepared by:** **(Based upon information provided by Grantor)** **Manson, Jones & Associates** **The Waterfront** **2280 Metrocenter Blvd.** **Suite #300** **Nashville, TN 37228**

MANSON JONES AND ASSOCIATES		
Address of New Owner **Bonita Osborne** **3911 Flicker Drive** **Nashville, TN 37218**	**Send Tax Bills To** **Same**	**Map-Parcel Nos.** **105-04-0-0180.00**

Minnie D. Sowell died in Davidson County Tennessee, leaving a Last Will and Testament dated February 17, 1998. The Last Will and Testament of the decedent was offered and admitted to probate in Davidson County Tennessee on the on 17th day of February 2007, bearing Probate Docket Number #07P-1107. The court appointed, Derrick Dowell Executor of the Decedent's Estate. The Executor is duly qualified. The Estate is Solvent. Pursuant to The Minnie D. Sowell Revocable Living Trust Agreement dated February 17, 1998, the Executor hereby quitclaims to Bonita Osborne all rights, title and interest, in the following described Real Estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot # 23 in the resubdivision of the D.T. Wilkin property which is of record in Book 421, Page 148, said Register's Office for Davidson County, Tennessee.

Said Lot #23 fronts 50 feet on the westerly side of First Avenue South, formerly called Maple Street, and runs back between parallel lines 183 ½ feet to an alley.

Being the same property inherited by Minnie D. Sowell from her late husband, Marion Sowell, by his Last Will and Testament dated April 30, 1976 and recorded in Book 9087, Page 874, Register's Office for Davidson County, Tennessee. The said Marion Sowell died on February 15, 1997.

Davidson County DEEDQC
Recvd: 12/19/07 13:14 2 pgs
Fees:12.00 Taxes:0.00
20071219-0145681

Further being that same property conveyed to Minnie D. Sowell, Trustee U/A/D February 17, 1998 of the Sowell Revocable Living Trust Agreement and any Successor in Trust, and any amendments thereto. Said instrument being of record in Book 11153, Page 955, Registers Office for Davidson County Tennessee.

This is unimproved property commonly known as 1249 First Avenue South, Nashville, Tennessee .

Witness my hand this 18th *day of November 2007.*

THE ESTATE OF MINNIE D. SOWELL

BY: _____

Derrick Dowell, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 0.00.

_____
AFFIANT

_____
Notary Public

My Commission Expires: _____

TIFFANY R. ADDISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Exp. March 21, 2009

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Derrick Dowell with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained, and who further acknowledged that he executed the within instrument as the Executor for the Estate of Minnie D. Sowell, and is authorized by the Estate of Minnie D. Sowell, or by its constituent, the constituent being authorized by the maker, to execute this instrument on behalf of the maker.

Witness my hand, at office, this 18th day of November 2007.

_____
Notary Public

My Commission Expires: _____

TIFFANY R. ADDISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN My Commission Exp. March 21, 2009