BOX #14A

QUITCLAIM DEED

State of Tennessee)
County of Davidson)

FILE # 3871-2

The actual consideration for this transfer is $ -0- .

Mary Ann Clinton
Affiant

Davidson County DEEDQC
Recvd: 01/31/08 08:41 2 pgs
Fees:12.00 Taxes:0.00
20080131-0009786

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

Subscribed and sworn to before me, this the 28 day of January, 2008.

Notary Public

My commission expires: 3/22/09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
MARY ANN CLINTON	"NEW OWNER"	Map 118-13-0 Parcel 074.00
953 Graybar Lane		
Nashville, TN 37204		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

MARY ANN CLINTON, as Personal Representative/Executrix of the Last Will and Testament of Nellie Donovan Dowd

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

MARY ANN CLINTON

HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 15 on the Map of Dan Yearwood's Subdivision, as of record in Book 1424, Page 48, Register's Office for said County.

SAID Lot fronts 75.1 feet on the North side of Graybar Lane and runs back between lines, 151.2 feet on the West line and 160 feet on the East line to a dead line in the rear, measuring 75 feet thereon.

BEING the same property conveyed to Nellie D. Dowd, by Warranty Deed dated October 31, 1958, from Robert R. Harris and wife, Linnie A. Harris, of record in Book 2811, Page 527, Register's Office for Davidson County, Tennessee. The said Nellie D. Dowd died September 24, 2002, leaving a Last Will and Testament dated June 25, 1981, which was admitted to Probate in the Probate Court of Davidson County, Tennessee, under Case No. 03P-428 and filed in Will Book Instrument No. 5124/104.8185 (the "Will"). Pursuant to the provisions of the said Will, the property is devised to Mary Ann Clinton. Nellie D. Dowd being one and the same person as Nellie Donovan Dowd.

BY Order filed January 24, 2006, and filed in Will Book Instrument No. 6241/2172878, in the Eighth Circuit Court for Davidson County, Tennessee, Mary Ann Clinton was substituted as Personal Representative/Executrix of the Estate of Nellie Donovan Dowd in place of John F. Dowd, son of the Decedent and former Executor of said Estate.

MARY Ann Clinton, in her capacity as Executrix of the Last Will and Testament of Nellie Donovan Dowd has executed this Deed to carry out the bequest and transfer of the property to the within named Grantee. The said Executrix further declares that the Estate of Nellie Donovan Dowd has determined that the Estate is solvent and that the Estate has no interest in, or claim upon, the said property.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; and taxes for the current year which have been assumed by the Grantee herein.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is IMPROVED (__X__) unimproved (____) property, known as: **953 Graybar Lane, Nashville, TN 37204** .

Witness my/our hand(s) this _____ day of **January, 2008.**

Mary Ann Clinton, Personal Representative

MARY ANN CLINTON, as Personal Representative/Executrix
under the Last Will and Testament of Nellie Donovan Dowd

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 **MARY ANN CLINTON, as Personal Representative/Executrix,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28 day of **January, 2008.**

JOHN T. COOK STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Notary Public

My Commission Expires: 3/22/09