Davidson County DEEDQC
Recvd: 03/18/08 08:18 3 pgs
Fees:17.00 Taxes:0.00
20080318-0026997

THIS INSTRUMENT PREPARED BY: **Andra J. Hedrick** **GULLETT, SANFORD, ROBINSON & MARTIN, PLLC** 315 Deaderick Street, Suite 1100 P. O. Box 198888 Nashville, Tennessee 37219-8888 (615) 244-4994	COMMONWEALTH OF VIRGINIA) COUNTY OF Richmond) The actual consideration for this transfer is $0.00. Affiant Subscribed and sworn to before me, this 11 day of March, 2008. 7038363 Notary Public My Commission Expires: May 31 2010

BARKLEY D. HIGGINBOTHAM
Notary Public
Commonwealth of Virginia
My Commission Expires May 31, 2010

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Numbers:
Eda H. Cabaniss 4705 Rolfe Road Richmond, VA 23226	Same	116-10-0-046.00 116-09-0-088.00 116-10-0-067.00

EXECUTORS' QUITCLAIM DEED

KNOW ALL PERSONS by these presents that JAMES BLACKARD CABANISS and ROBERT W. CABANISS, III, the duly-appointed Co-Executors of the ESTATE OF JAMES W. HOFSTEAD, deceased (the "Decedent"), who died on March 16, 2007, and whose estate is being administered in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), under Docket No. 07P-542, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the estate of the Decedent pursuant to the Decedent's Will dated November 20, 2002, which was duly admitted to probate and is of record at the Clerk's Office of the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), hereby releases, remises and quitclaims unto EDA H. CABANISS all of the right, title and interest of the Decedent and the Decedent's estate in and to certain tracts or parcels of land in Davidson County, Tennessee, described more particularly as follows, to-wit:

TRACT NO. 1: Being lot No. 23 on the plan of A. M. Bransford's Subdivision of lots Nos. 29, 30, 31, 32, 33, 34 and 45 in the First Belle Meade Subdivision, as of record in book 421, page 139, Register's Office for said County. Said lot no. 23

fronts 200 feet on the easterly side of Deer Park Drive and runs back between lines 437 feet, more or less, on the southerly line and 395 feet, more or less, on the northerly line to the westerly margin of Deer Park Circle, measuring 60 feet thereon.

TRACT NO. 2: Being lot No. 39 on the plan of A. M. Bransford's Subdivision of lots Nos. 29, 30, 31, 32, 33, 34 and 45 in the First Belle Meade Subdivision, as of record in book 421, page 139, Register's Office for said County. Said lot No. 39 fronts 200 feet on the easterly side of Harding Road and runs back between lines 294 feet, more or less, on the southerly line and 212 feet, more or less, on the northerly line to the westerly margin of Deer Park Drive, measuring 230 feet thereon.

TRACT NO. 3: Being lot No. 5 on the plan of the subdivision of lots Nos. 24, 25, 26 and parts of lots Nos. 27 and 28 in A. M. Bransford's Subdivision in Belle Meade, as of record in book 547, page 104, Register's Office for said County. Said lot No. 5 fronts 70 feet on the southerly side of Deer Park Circle and runs back between lines 200 feet, more or less, on the westerly line and 200 feet, more or less, on the easterly line to the northern boundary line of lots Nos. 6 and 7 on said plan, measuring 120 feet thereon.

Being the same property conveyed to James W. Hofstead and wife, Ellen B. Hofstead, by Deed from Joseph Gibson and wife, Mary Murphy Gibson, of record in Book 2155, Page 29, Register's Office for Davidson County, Tennessee. Said Ellen B. Hofstead having predeceased James W. Hofstead on March 2, 1995 such that all right, title and interest in the property vested by right of survivorship in said James W. Hofstead. Said James W. Hofstead having since died on March 16, 2007, leaving a Last Will and Testament dated November 20, 2002, duly admitted to probate by the Seventh Circuit Court for Davidson County, Tennessee (Probate Division), under Docket #07P-542, under which all right, title, and interest in the property was devised to and vested in Eda H. Cabaniss, the Grantee herein.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 3 day of March, 2008.

James Blackard Cabaniss, Co-Executor

Robert W. Cabaniss, III, Co-Executor

336159.1/2007564

STATE OF NEW YORK)
COUNTY OF QUEENS)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State JAMES BLACKARD CABANISS, CO-EXECUTOR OF THE ESTATE OF JAMES WARNER HOFSTEAD, with whom I am personally acquainted, and who acknowledged that he executed the within instrument in such capacity on behalf of said estate and for the purposes therein contained.

WITNESS my hand, at office, this 5 day of March, 2008.

[illegible] T. HIGGINS
Notary Public, State of New York
No. [illegible]6135343
Qualified in Queens County
Commission Expires Oct. 17, 2009

Notary Public

My Commission Expires: _____

COMMONWEALTH OF VIRGINIA)
COUNTY OF Richmond)

Personally appeared before me, the undersigned, a Notary Public in and for said County and Commonwealth ROBERT W. CABANISS, III, CO-EXECUTOR OF THE ESTATE OF JAMES WARNER HOFSTEAD, with whom I am personally acquainted, and who acknowledged that he executed the within instrument in such capacity on behalf of said estate and for the purposes therein contained.

WITNESS my hand, at office, this 3 day of March, 2008.

7038363

Notary Public

My Commission Expires: May 31 2010

BARKLEY D. HIGGINBOTHAM
Notary Public
Commonwealth of Virginia
My Commission Expires May 31, 2010

BARKLEY D. [illegible]
Notary Public
Commonwealth [illegible]
My Commission [illegible] 2010

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