This instrument was prepared by:

James N. Bryan, Jr.
211 Third Avenue, North
Nashville, TN 37201

Davidson County	DEEDWARR
Recvd: 05/23/08 11:08	4 pgs
Fees:22.00 Taxes:0.00	
20080523-0053020	

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.0

Affiant, James N. Bryan, Jr.

Sworn to and subscribed before me this 20th day of May, 2008.

Notary Public

AMY MONTERROSO
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires:
My Commission Expires MAR. 10, 2012
March 10, 2012

Address New Owner as follows:	Send Tax Bills to:	Map-Parcel Number
Deborah E. Miller and Gwendolyn D. Miller 3304 Cocoa Drive Nashville, TN 37218	Same	Map 080-07 Par. 126.00

EXECUTOR'S DEED

Charles M. Miller died on October 2, 2004, leaving a Will dated January 19, 1995. The Decedent's spouse, Annie Lou Miller, predeceased him on April 18, 2004. The Decedent's Will was admitted to probate on December 10, 2007, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, being docket number 07P-1921. The Decedent's Will names his daughters, Gwendolyn D. Miller and Deborah E. Miller as the Co-Executrix of his Estate and the Co-Executrix were duly qualified and Letters Testamentary issued. All debts of the Decedent's Estate have now been paid and a waiver has been obtained by the Bureau of TennCare and a release has been issued by the Tennessee Department of Revenue.

In accordance with the provisions of the Will of Charles M. Miller, Deborah E. Miller and Gwendolyn D. Miller, Co-Executrix of the Estate of Charles M. Miller, for and in consideration of the sum of $10.00, cash in had paid, the receipt and sufficiency of which is hereby duly acknowledged, have bargained and sold and by these presence do transfer and convey unto **Deborah E. Miller and Gwendolyn D. Miller, as joint tenants with the right of survivorship**, hereinafter called the Grantees, their heirs, successors and assigns, a certain parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 463 on the Plan of Bordeaux Hills, Section 9, as of record in Book 4175, page 116, Register's Office for said County.

Said Lot No. 463 fronts 35.34 feet on the easterly side of Cocoa Drive and extends back 156.49 feet on the northerly line and 201.34 feet on the southerly line, to a dead line on which it measures 166.84 feet.

Being the same property conveyed to Charles M. Miller and wife, Annie Lou Miller by Randall Phillips Builders, Inc., of record in Book 4519, page 804, et. seq., Register's Office for Davidson County, Tennessee, the said Annie Lou Miller, has predeceased her husband on April 18, 2004.

This conveyance is made subject to Restrictions of record in Book 4405, page 427, and to easements, setback lines, conditions of owner's certificate, etc., as shown on plan of record in Book 4175, page 116, and any other limitations, restrictions or encumbrances as may effect the premises, which are of record in said Register's Office.

To have and to hold said parcel of land, with the appurtenances, estate, title and interest thereto belonging to said Grantees, their heirs and assigns, forever; and Grantors do covenant with said Grantees that Grantors are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, except as otherwise herein set out; Grantors do further covenant and bind themselves, their heirs and representatives, to warrant and forever defend the title to said land to said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever.

Witnessed my hand this 16th day of May, 2008.

Estate of Charles M. Miller

By: Deborah E. Miller
Deborah E. Miller,
Co-Executrix

By: Gwendolyn D. Miller
Gwendolyn D. Miller,
Co-Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Bennett Lieberman, a Notary Public in and for said county, Deborah E. Miller, Co-Executrix, the within named bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witnessed my hand at office, this 16th day of May, 2008.

Bennett R. Lieberman
Notary Public

My Commission Expires: September 19th, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Bennett Lieberman, a Notary Public in and for said county, Gwendolyn D. Miller, Co-Executrix, the within named bargainor, with whom I am personally acquainted (or who proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witnessed my hand at office, this 16th day of May, 2008.

Bennett R. Lieberman
Notary Public

My Commission Expires: September 19th, 2009

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, James N. Bryan, Jr., do hereby make oath that I am the licensed attorney of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Name

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, MARK T. FRACEY, a notary public for this county and state, James N. Bryan, Jr. who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires 1-28-2010