THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

Davidson County DEEDQC
Recvd: 11/13/08 15:20 2 pg:
Fees:12.00 Taxes:0.00

20081113-0112466

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer is $-0-.

Patricia K Absar
AFFIANT

Subscribed and sworn to before me this 5th day of November, 2008.

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public
My Commission Expires: 7/5/2011

| Address New Owner(s) As Follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| Patricia K. Absar<br>401 Chesterfield Avenue<br>Nashville, TN 37212 | Same | 92-12-408 |

## ADMINISTRATOR'S QUITCLAIM DEED

**KNOW ALL PERSONS** by these presents that **PATRICIA K. ABSAR**, Administratrix of the Estate of Ardella Walker, deceased (the "Decedent"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00) 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 laws of the State of Tennessee which was opened for administration in Davidson County, Tennessee, in the Seventh Circuit Court, Probate Division (08P-1155), hereby remises, releases forever and quitclaims unto **PATRICIA K. ABSAR**, individually, her heirs and assigns, all of the right, title and interest of the Decedent and the Decedent's estate in and to a certain tract or parcel of land situated in **Davidson** County, Tennessee, more particularly described as follows:

Being Lot No. 109 on the Plan of Boyd Home Tract, as of record in Book 21, Page 39, Register's Office for said County.

Said Lot No. 109 fronts 50 feet on the northerly side of Hayes Street and runs back between parallel lines 180 feet to an alley.

This description is the same as used in the last deed of record.

Being the same property deeded to William B. Walker and wife, Ardella Walker by Installment Deed from Robert H. Magruder, III, unmarried, of record in Book 5764, page 869, Register's Office for Davidson County, Tennessee. The said William B. Walker has since died on August 25, 2006, and upon his death, title was vested in Ardella Walker as the sole surviving tenant by the entirety. The said Ardella Walker having since died intestate on June 12, 2008 and the interest in and to the property conveyed herein passed at the death of Ardella Walker to Patricia K. Absar as her sole surviving heir. The estate of Ardella Walker having been opened for administration in Davidson County, Tennessee, in the Seventh Circuit Court, Probate Division (08P-1155).

This is improved property, known as 1812 Hayes Street, Nashville, Tennessee.

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

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

THIS Description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and conveyed herein.

**WITNESS** my hand this 5 day of November, 2008.

Patricia K Absar
Patricia K. Absar, Administratrix

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Patricia K. Absar,** Administratrix of the Estate of Ardella Walker, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument as Administratrix for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 5th day of November, 2008.

D A. Childress
Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/5/2011