Davidson County DEEDQC
Recvd: 11/17/08 11:05 5 pgs
Fees:27.00 Taxes:0.00
20081117-0113105

THIS INSTRUMENT PREPARED BY:

JEFFREY MOBLEY
Howard & Mobley, PLLC
200 31st Avenue North, Suite 100
Nashville, Tennessee 37203
(615) 627-4444
(615) 627-4448 fax
jeff@howardmobley.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $NONE.

√ _____
AFFIANT

Subscribed and sworn to before me this 31st day of October, 2008.

_____
Notary Public

My Commission Expires: _____

My Commission Expires MAR. 21, 2009

Address of New Owners:	Send Tax Bills To:	Tax Map and Parcel Nos.:
Lynn C. Peck, Trustee and Elizabeth Lee Crabtree, Trustee c/o 600 Independence Drive E Franklin, TN 37067	-SAME-	Tax Map 131-1-D Parcel 102

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Samuel W. Choppin, Successor Trustee of The Evelyn G. Choppin Living Trust dated January 14, 1998, and Samuel W. Choppin, individually, and Lynn Crabtree Peck and Elizabeth Lee Crabtree, Successor Trustees of The Nancy C. Crabtree Living Trust dated June 26, 2008, 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, hereby release, remise and quitclaim unto Lynn Crabtree Peck, Trustee of The Lynn Crabtree Peck Trust and Elizabeth Lee Crabtree, Trustee of The Elizabeth Lee Crabtree Trust, in equal undivided shares, as tenants in common, all of the right, title and interest of The Evelyn G. Choppin Living Trust, of Samuel W. Choppin, individually, and of The Nancy C. Crabtree Living Trust, in and to a certain tract or parcel of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

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

WITNESS our hands this 14 day of October, 2008.

Samuel W. Choppin, Successor Trustee of
The Evelyn G. Choppin Living Trust

Samuel W. Choppin, individually

Lynn Crabtree Peck, Successor Trustee of
The Nancy C. Crabtree Living Trust

Elizabeth Lee Crabtree, Successor Trustee of
The Nancy C. Crabtree Living Trust

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Samuel W. Choppin, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31st day of October, 2008.

JULIA C. HUNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Julia C. Hunt
Notary Public

My Commission Expires: _____

My Commission Expires MAR. 21, 2009

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Lynn Crabtree Peck, Successor Trustee, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 16th day of October, 2008.

TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 8, 2012

Diane Jaynes
Notary Public

My Commission Expires: _____

STATE OF FLORIDA)
COUNTY OF DADE)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Elizabeth Lee Crabtree, Successor Trustee, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of October, 2008.

Patrice Molko
Notary Public

My Commission Expires: June 8, 2010

NOTARY PUBLIC STATE OF FLORIDA
PATRICE MOLKO
MY COMMISSION #DD561645
EXPIRES: JUN 08, 2010
Bonded through 1st State Insurance

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Samuel W. Choppin, Successor Trustee, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 31st day of October, 2008.

Julia C. Hunt
Notary Public

JULIA C. HUNT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: _____

My Commission Expires MAR. 21, 2009

EXHIBIT A

Legal Description

Georgetown Condominiums Condo Map and Parcel 131-1-D 102

Land lying in Davidson County, Tennessee, more particularly described as follows:

Being Unit No. 102 as shown on the Plat of Georgetown Apartments, a condominium, of record in Book 5200, page 4, Register's Office for Davidson County, Tennessee, together with an undivided .329% interest in the common elements of 5025 Hillsboro Homeowners' Association, as described in Book 5211, page 325, et seq., said Register's Office. Said Unit is also known as Apartment No. 14 T.

Being the same property conveyed to Samuel Walker Choppin and Nancy C. Crabtree, as tenants in common, as to an undivided 19/100 interest each, by deed from Evelyn G. Choppin, of record in Book 10735, Page 877, Register's Office for Davidson County, Tennessee.

Nancy C. Crabtree subsequently conveyed her interest in said property to The Nancy C. Crabtree Living Trust dated June 26, 2008, by deed of record as Instrument No. 20080702-0068173, Register's Office for Davidson County, Tennessee. Nancy C. Crabtree died on June 28, 2008 and devised her entire interest in the subject property to Lynn Crabtree Peck and Elizabeth Lee Crabtree, Successor Trustees of The Nancy C. Crabtree Living Trust dated June 26, 2008.

Also being the same property conveyed to The Evelyn G. Choppin Living Trust dated January 14, 1998 by deed of record in Book 10760, Page 333, Register's Office for Davidson County, Tennessee.

Evelyn G. Choppin died June 18, 2007. Upon her death, her two children, Nancy C. Crabtree and Samuel Walker Choppin, became Successor Trustees of her Living Trust. Nancy C. Crabtree, one of the original Successor Trustees, died June 26, 2008, leaving Samuel Walker Choppin as the sole Successor Trustee of the Evelyn G. Choppin Living Trust.