Davidson County DEEDQC
Recvd: 11/18/08 12:42 3 pgs
Fees:17.00 Taxes:0.00
20081118-0113755

**THIS INSTRUMENT PREPARED BY**
W. Warner McNeilly, III, Esq.
Watkins & McNeilly, PLLC
214 2nd Avenue North, Suite 300
Nashville, TN 37201-1638

# QUITCLAIM DEED

| ADDRESS NEW OWNER AS FOLLOWS: | SEND TAX BILLS TO: | PARCEL ID NUMBER: |
|---|---|---|
| RICHARD H. RICE, JR.<br>497 Royal Crossing<br>Franklin, TN 37064 | Same | 07307006000 |

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

The actual consideration for this transfer is NONE.

Richard H. Rice, Jr.
RICHARD H. RICE, JR.

SUBSCRIBED AND SWORN to before me, Kristin Gardner, by RICHARD H. RICE, JR. this 14th day of October, 2008.

Kristin Gardner
Notary Public
My Commission Expires: 1/16/2011

KRISTIN GARDNER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 1/16/2011

Whereas, Richard H. Rice, Sr. owned certain real property located at 2415 Fairbrook Dr., Nashville, Davidson County, Tennessee; and

Whereas, Richard H. Rice, Sr. died and his Last Will was admitted to probate in Davidson County, Tennessee in matter number 07P-1995;

Whereas, the beneficiaries agree to transfer the 2415 Fairbrook Drive property to Richard H. Rice, Jr. as part of his share of the estate;

Now therefore, we, RICHARD H. RICE, JR., and PHILIP S. RICE, Co-Executors of the Estate of Richard H. Rice, Sr., PHILIP S. RICE, PATRICIA PHIPPS, DEBORAH RICE, and STEPHANIE L. RICE, hereinafter "GRANTORS," hereby transfer, convey and quitclaim to RICHARD H. RICE, JR., his heirs and assigns, all of GRANTORS' right, title and interest in and to a certain tract of improved property located in Davidson County, Tennessee described as follows:

> Being Lot No. 371 on the Plan of Sunset View, Section VI, as of record in Book 2900, pages 54 and 55, Register's Office for Said County.
>
> Said Lot No. 371 fronts 110 feet on the east side of Fairbrook Drive and runs back 243.6 feet on the north line and 264.9 feet on the south line to a dead line in the rear measuring 128.65 feet.
>
> Being the same property devised to Richard H. Rice, Sr. by Deed of record in Book 3164, page 469, R.O.D.C.
>
> This conveyance is made subject to the restrictions recorded in Book 2995, page 413; and to the easements and limitations shown on the Map of record in Book 2900, pages 54 and 55, RODC.

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

WITNESS our hands this 14th day of November, 2008.

Richard H. Rice, Jr.
RICHARD H. RICE, JR., Co-Executor

Philip S. Rice
PHILIP S. RICE, Individually and as Co-Executor

Patricia Phipps
~~PATRICIA PHIPPS~~

Deborah Rice
~~DEBORAH RICE~~

Stephanie L. Rice
STEPHANIE L. RICE

Stephanie L. Rice 11/5/08

STATE OF TENNESSEE )
COUNTY OF Williamson

Personally appeared before me, Kristin Gardner, a Notary Public in and for said County and State, RICHARD H. RICE, JR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Co-Executor of the Estate of Richard H. Rice, Sr. and that as such Co-Executor he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 16th day of October, 2008.

Kristin Gardner
Notary Public

KRISTIN GARDNER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: _____

My Commission Expires 1/16/2011

STATE OF WISCONSIN )
COUNTY OF DANE )

Personally appeared before me, MICHELLE L. BOERST, a Notary Public in and for said County and State, PHILIP S. RICE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged himself to be the Co-Executor of the Estate of Richard H. Rice, Sr. and that as such Co-Executor and individually executed the within instrument for the purposes therein contained.

WITNESS my hand and seal this 27th day of OCTOBER, 2008.

Michelle L. Boerst
Notary Public

MICHELLE L BOERST NOTARY PUBLIC STATE OF WISCONSIN

My Commission Expires: 03.01.09

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, Hope Brandon, of said county, PATRICIA PHIPPS, 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 seal this 13 day of Nov, 2008.

HOPE BRANDON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Hope Brandon
Notary Public

My Commission Expires: 8/10/10

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, W. WARNER McNEILLY III, of said county, DEBORAH RICE, 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 seal this 14th day of November, 2008.

W. WARNER McNEILLY III
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Notary Public

My Commission Expires: 9/19/09

My Commission Expires SEPT. 19, 2009

STATE OF FLORIDA )
COUNTY OF Seminole )

Personally appeared before me, Trevor T Faulkner, of said county, STEPHANIE L. RICE, 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 seal this 5 day of Nov, 2008.

Notary Public

My Commission Expires: 7/31/11

Notary Public State of Florida
Trevor T Faulkner
My Commission DD700642
Expires 07/31/2011