Davidson County DEEDQC
Recvd: 02/20/09 08:33 2 pg
Fees:12.00 Taxes:0.00

20090220-0014746

THIS INSTRUMENT PREPARED BY:

Mark H. Westlake
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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 9th day of February, 2009.

Notary Public

My Commission Expires:

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010

Address New Owner As Follows:

David F. Clark
2215 Abbot Martin Rd., D-4
Nashville, TN 37215

Send Tax Bills To:
Same

Map-Parcel Number:
Map 117-1-A
Parcel 11

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that DAVID F. CLARK, the duly-appointed Executor of the ESTATE OF FRANKLIN G. CLARK, deceased (the "Decedent"), who died on November 10, 2007, and whose estate is being administered in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), Docket No. 08P-145, 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 which was duly admitted to probate and of record at the Clerk's Office of the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), hereby releases, remises and quitclaims unto DAVID F. CLARK, 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 in Davidson County, Tennessee, described more particularly as follows:

LAND in Davidson County, Tennessee, being Lot No. 7(11) on the Plan of Bowling Square of record in Book 4660, Page 44, as revised in Book 5210, Page 326, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Franklin G. Clark by Warranty Deed from Sample Investment Company, a Tennessee corporation, of record in Record Book 9535, Page 272, Register Office for Davidson County, Tennessee. Franklin G. Clark having died on November 10, 2007 and by his Last Will and Testament filed in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, Docket #08P-145, the property was devised to David F. Clark, the Grantee herein.

THIS CONVEYANCE IS MADE EXPRESSLY SUBJECT TO THE FOLLOWING:

1. Terms, provisions, covenants, conditions, easements and rights established by and contained in the Master Deed of Bowling Square Homeowners Association Condominium, a Horizontal Property Regime, recorded in Book 4724, Page 753, said Register's Office, and as amended in Book 4932, Page 150, including the plat recorded in Book 4660, Page 44, as revised in Book 5210, Page 326, said Register's Office, and the By-Laws of Bowling Square Homeowners Association, Condominium, recorded in Book 4724, Page 769, et seq., and as amended in Book 4932, Page 164, said Register's Office.

2. Any lien or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited, of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is **insufficient to cover the cost of such reconstruction, as set out in Master Deed of record in Book 4724, Page 753, and as amended in Book 4932, Page 150, said Register's Office.**

3. Rights of adjoining property owners to use in common areas and walls.

4. Any and all zoning regulations, building restrictions and setback lines, if any, easements and rights-of-way for public utilities of record.

WITNESS my hand this 10 day of February, 2009.

David F. Clark, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State DAVID F. CLARK, EXECUTOR OF THE ESTATE OF FRANKLIN G. CLARK, 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 10th day of February, 2009.

Lori S. Wood
Notary Public

My Commission Expires: November 7, 2011

MY COMMISSION EXPIRES:
November 7, 2011

LORI S. WOOD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

366104.1/20071282