BILL GARRETT, Davidson County
Trans:T20090027337 DEEDQC
Recvd: 04/27/09 11:01 3 pgs
Fees:17.00 Taxes:0.00

20090427-0037610

Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is zero dollars.

Affiant

Subscribed and sworn to before me on this 23rd day of April, 2008.

Notary Public

Commission Expires:

NOTARY PUBLIC STATE OF TENNESSEE ALICIA R. HAMILTON COUNTY OF

This instrument was prepared by:
Russell J. McCann
McCann, Hubbard & Solomon
1804 Williamson Court Suite 201
Brentwood, Tennessee 37027

Address of New Owner as Follows:	Send Tax Bills to:	Map-Parcel Numbers
Gail H. Neely	**New Owner**	**105 10 0 218.00 (DC)**
1916 8th Avenue South		**119 10 0 174.00 (DC)**
Nashville, Tennessee 37203		**105 10 0 217.00 (DC)**
		105 10 0 216.00 (DC)

EXECUTOR' S DEED

KNOW ALL MEN BY THESE PRESENTS that Robert R. Harris, Jr., Executor of the Estate of Linnie M. Coomes, deceased, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, to complete the distribution of and closing of the Estate of Linnie M. Coomes, having been duly admitted to probate in Williamson County, Tennessee, hereby conveys, remises, releases and forever quitclaims unto Robert R. Harris, Jr., Gail H. Neely, and F. Annette Cox, each an undivided one-third (1/3) interest as Tenants in Common, their heirs and assigns, all the estate's right, title and interest in and to the following real property:

Parcel 1:

Land in Davidson County, Tennessee, being part of Lot No. 39 on the Plan of C.S. Caldwell's Roycroft Addition, as of record in Book 332, page 37, Register's Office for said County, described as follows: Beginning at the northeast corner of Roycroft Avenue and 8th Avenue South, as widened; thence with the northerly margin of Roycroft Avenue, eastwardly 70 feet to the corner of lots nos. 38 and 39; thence with the line between said lots, northwardly 170 feet to the southerly margin of an alley; thence with said alley westwardly 10 feet to the northeast corner of the property conveyed to JN Ellis and wife, by deed from Mary E. Dutlinger, of record in Book 1316, page 282, said Register's Officer; thence with the easterly line of said Ellis property, southwardly 40 feet; thence westwardly 67.3 feet to the easterly margin of 8th Avenue South, as widened; thence with said Avenue, southwardly 130 feet more or less, to the beginning.

Being the same property conveyed to Robert R Harris and wife Linnie A Harris by deed, dated July 19, 1955, of record in Book 2441, Page 613, Register's Office for Davidson County, Tennesssee. Robert R. Harris died in March 1971 and Linnie A. Harris remarried and was known as Linnie Mai Coomes. Linnie Mai Coomes now being deceased.

A Quadraplex being known as 1916 8th Avenue South, Nashville, Tennessee

Parcel 2:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of C.S. Caldwell's Roycroft Addition, as of record in Book 332, page 37, Register's Office for said County. Said Lot No. 38 fronts 50 feet on the northerly side of Roycroft Avenue and runs back between parallel lines, 170 feet to an alley.

Being the same property conveyed to R. R. Harris and wife, Linnie A. Harris, by Installment Deed, from Beatrice S. Dickens, a widow, dated January 29th, 1968, of record in Book 4207, page 933, Register's Office for Davidson County, Tennessee. R. R. Harris died in 1971 and Linnie A. Harris remarried and was known as Linnie Mai Coomes. Linnie Mai Coomes is now deceased.

A Quadraplex being known as 764 Roycroft Avenue. Nashville, Tennessee

Parcel 3:

Being part of Lot No. 39 on the Map of C.S. Caldwell's Roycroft Addition, as of record in Book 332, page 37, Register's Office, described according to a survey of Barge, Waggoner & Sumner, Engineers, revised August 24, 1972, as follows: Beginning at a point in the easterly margin of 8th Avenue South, at the corner of the property owned by R. R. Harris; thence with the margin of said Avenue, North 4 degrees 53' East 24.3 feet to a point in the beginning of a curve; thence around said curve, northeasterly 36.99 feet to a point in the southerly margin of Wedgewood Avenue; thence with the same, North 89 degrees 39' East, 47.5 feet to a point; thence leaving said Avenue, South 7 degrees 07' West, 56.6 feet to a point; thence North 82 degrees 34; West, 68 feet to the point of beginning.

Being the same property conveyed to Mrs. Linnie A. Harris, by Warranty Deed, from The Nashville Housing Authority, dated November 27, 1972, of record in Book 4664, Page 43, Register's Office for Davidson County, Tennessee. Robert R. Harris died in 1971 and Linnie A. Harris remarried and was known as Linnie Mai Coomes. Linnie Mai Coomes is now deceased.

Being a vacant lot located to the rear of 1916 8th Avenue South, Nashville, Tennessee

Parcel 4:

Land in Davidson County, Tennessee, being Lot No 2 on the Map of Mashburn Heights, as of record in Book 1835, page 1, Register's Office for said County, to which plan reference is here made for a more complete and accurate description of said lots.

Being all that remains of the property conveyed to Robert R Harris and wife Linnie A Harris by deed, dated June 13, 1957, of record in Book 2650, Page 535, Register's Office for Davidson County, Tennessee. Robert R. Harris died in 1971 and Linnie A. Harris remarried and was known as Linnie Mai Coomes. Linnie Mai Coomes is now deceased.

Being a vacant lot located on Thompson Lane, Nashville, Tennessee

All said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 23rd day of March, 2009.

Robert R. Harris, Jr. Executor

Robert R. Harris, Jr., Executor

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Robert R. Harris, Jr., Executor/Executrix of the Estate of Linnie Mai Coomes, probate case No. P08-4816 in the probate court for Williamson County, Tennessee, with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who acknowledged that he/she executed this instrument for the purposes contained therein.

Witness my hand, at office, this 23 day of March, 2009.

Notary Public

My Commission Expires:

RUSSELL JOHN McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
MY COMMISSION EXPIRES July 18, 2009