BILL GARRETT, Davidson County
Trans:T20100043529 DEEDQC
Recvd: 07/15/10 16:22 3 pgs
Fees:17.00 Taxes:0.00
20100715-0055671

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

Address New Owner(s)	Send Tax Bills To:	Parcel ID Number(s)
Phillys M. Scruggs Family Trust and Phillys M. Scruggs Tennessee Marital Trust Julian C. Scruggs, Jr., Amy Scruggs McKelvey. & Julian C. Scruggs, III, Trustees 4434 Sheppard Place Nashville, TN 37205	Same	Map: 130-6 Parcel: 27

EXECUTOR'S QUITCLAIM DEED

WHEREAS, Phillys M. Scruggs died testate on May 26, 2010 leaving a Last Will and Testament dated June 15, 2005 which has been probated and properly recorded in Docket No. 10P931, in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division; and

WHEREAS, Julian C. Scrugg, Jr. is the duly qualified and acting Executor of the Estate of Phillys M. Scruggs; and

WHEREAS, Phillys M. Scruggs owned all of the real property described herein at the time of her death; and

WHEREAS, the Will of the said Phillys M. Scruggs directs that the residue of her estate, of which the property described herein is a part, be distributed to the Co-Trustees of the Phillys M. Scruggs Family Trust and to the Co-Trustees of the Phillys M. Scruggs Tennessee Marital Trust.

NOW, THEREFORE, FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, Julian C. Scruggs, Jr., as Executor of the Estate of Phillys M. Scruggs and not further or otherwise, does hereby quitclaim and convey unto JULIAN C. SCRUGGS, JR., AMY SCRUGGS MCKELVEY AND JULIAN C. SCRUGGS, III, AS CO-TRUSTEES OF THE PHILLYS M. SCRUGGS FAMILY TRUST, their successors and assigns, Sixty-five and nine one hundredths percent (65.09%) of his right, title and interest as Executor of the Estate of Phillys M. Scruggs in and to certain real property described below, and unto JULIAN C. SCRUGGS, JR., AMY SCRUGGS MCKELVEY AND JULIAN C. SCRUGGS, III, AS CO-TRUSTEES OF THE PHILLYS M. SCRUGGS TENNESSEE MARITAL TRUST, their successors and assigns, Thirty-four and ninety-one one hundredths percent (34.91%), of his right, title and interest as Executor of the Estate of Phillys M. Scruggs in and to certain real property described below:

Being a part of Lot No. 3 on the plat of a re-subdivision of Lots Nos. 9, 10, and 11 of the subdivision of Lot No. 47 and the strip lying north of the same in Belle Meade as of record in Book 547, page 161, Register's Office for said county, described as follows:

Beginning on the northerly margin of Sheppard Place at a point 297½ feet east of the easterly margin of Belle Meade Boulevard, said point being the corner of Lots Nos. 2 and 3; thence with the line between said two lots, north 14° 30' east 104 feet more or less to a point where a brick fence intersects with said line; thence eastwardly along the line of said brick fence 9" to a stake; thence northwardly 104 feet more or less to the northerly line of said Lot No. 3 at a point 12feet east of the northeast corner of Lot No. 2: thence with the northerly line of Lot No. 3, south 86° east 148 feet; thence south 18° 45' west 239feet to the northerly margin of Sheppard Place; thence with said Place, westwardly 137½ feet to the beginning.

Being the same property conveyed to Phillys M. Scruggs by deed of record as Instrument Number 20050617-0069472, Register's Office of Davidson County, Tennessee.

The foregoing description is the same as that contained in the prior deed.

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

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 9th day of July, 2010.

Julian C. Scruggs - Executor

Julian C. Scruggs, Jr., Executor

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Julian C. Scruggs, Jr., the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument as Executor of the Estate of Phillys M. Scruggs for the purposes therein contained.

WITNESS my hand, at office, this 9th day of July, 2010.

Brittany Boone
Notary Public

BRITTANY BOONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:

9/03/12

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-.

Julian C. Scruggs, Jr. Trustee
Julian C. Scruggs, Jr. Co-Trustee

Subscribed and sworn to before me
this 9th day of July, 2010.

Brittany Boone
Notary Public

BRITTANY BOONE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires:

9/03/12