BILL GARRETT, Davidson County
Trans:T20100063121 DEEDQC
Recvd: 10/05/10 15:31 2 pgs
Fees:12.00 Taxes:0.00
20101005-0079803

This Instrument Prepared by:
MARTIN A. KOOPERMAN
DUZANE, KOOPERMAN & MONDELLI
603 Woodland Street
Nashville, TN 37206-4211
(615) 259-1214

This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.

QUITCLAIM DEED FROM THE EXECUTRIX OF THE ESTATE OF EDNA EARLE CARNEY

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Edna Rideout 1005 Harpeth Valley Court Nashville, TN 37221	Same	Map 83-11 Parcel 89

EDNA EARLE CARNEY died on April 4th, 2010, leaving a Will dated September 17th, 2005. The Will was admitted to probate on April 28th, 2010, in the Probate Court for Davidson County, Tennessee, Docket No. 10P-620. The Will named EDNA RIDEOUT as Executrix. The Executrix is duly qualified. All debts of the decedent have been paid. The inheritance tax clearance has been received, being Account No. 441465050 a copy of which is attached as Exhibit A. The Executrix, by signing this Quit Claim Deed, releases any right the Executrix has to recover this property in the event of the subsequent insolvency of this Estate. In accordance with the Will of Edna Earle Carney, Edna Rideout, quit claims to John Richardson Dean, one quarter (1/4) interest, and Edna Rideout, three quarters (3/4) interest, of all right, title and interest in the following described real estate in Davidson County, Tennessee:

> BEING Lot No. 48 on the Plan of Eastland Acres, Section I, as of record in Book 2133, Page 103, Register's Office for Davidson County, Tennessee.
>
> SAID Lot No. 48 fronts 94.0 feet on the north side of Barclay Drive and runs back 173.4 feet on the east line and 194.2 feet on the west line, which is a broken line, to a dead line in the rear measuring 41.8 feet thereon.
>
> BEING the same property conveyed to Everette Carney and wife, Edna Earle Carney, by Warranty Deed from Howell Warner Lehning, Jr. and Emily Ellen

Lehning Wilson, and of record in Book 9435, Page 590, Register's Office for Davidson County, Tennessee, the said Everette Carney having predeceased Edna Earle Carney on February 21st, 1995.

THIS is improved property known as 2403 Barclay Drive, Nashville, TN 37206.

WITNESS my hand this 1st day of October, 2010.

Edna Rideout Executrix

EDNA RIDEOUT, Executrix of the Estate of Edna Earle Carney

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Executrix, Edna Rideout, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she is the Executrix of the Estate of Edna Earle Carney and that as such Executrix, she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of October, 2010.

Martin L. Koppelman

NOTARY PUBLIC AT LARGE
My Commission Expires

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Edna Rideout

AFFIANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 1st day of October, 2010.

Martin L. Koppelman

NOTARY PUBLIC
My Commission Expires

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAY 2, 2011