BILL GARRETT, Davidson County
Trans:T20100072692 DEEDQC
Recvd: 11/16/10 14:03 3 pgs
Fees:17.00 Taxes:0.00
20101116-0091755

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 ANNE C. SHERLOCK

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Margaret Anne Young 111 Palani Circle Lebanon, TN 37087	Same	73-13 149

ANNE C. SHERLOCK died on May 12th, 2010 leaving a Will dated November 11th, 2003. The Will was admitted to probate on June 22nd, 2010, in the Probate Court for Davidson County, Tennessee, Docket No. 10P-967. The Will named John B. Henderson, III to served as Executor; however, the said John B. Henderson, III predeceased Anne C. Sherlock. Margaret Anne Young has been appointed 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. 441470017, 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 Anne C. Sherlock, Margaret Anne Young, quit claims to Margaret Anne Young one half (1/2) interest, and Vickie L. Henderson, one half (1/2) interest, as tenants in common, of all right, title and interest in the following described real estate in Davidson County, Tennessee:

> BEING Lot No. 52 on the Plan of Mailan Heights Subdivision, as of record in Book 1835, Page 90, Register's Office for Davidson County, Tennessee, described as follows:
>
> Beginning at a point in the west margin of Lethia Drive, the common corner of Lots Nos. 52 and 53; thence with the line between said two lots westerly 115 ft. to a point; thence northerly 115.4 ft. to a point in the south margin of Traughber Drive; thence with the margin of the same 92.9 ft. easterly to the beginning of a curve; thence around said curve in a southeasterly direction 39.3 ft. to a point in the west margin of said Lethia Drive; thence with the margin of the same southerly 91 ft. to the beginning.

BEING the same property conveyed to Anne C. Henderson for her sole and separate use by warranty deed from James W. Robertson, et ux, Nellie H. Robertson, of record in Book 2812, Page 393, Register's Office for Davidson County, Tennessee. The said Anne C. Henderson being one and the same person as Anne C. H. Sherlock. William Patrick Sherlock, the husband of Anne C. H. Sherlock, predeceased her on October 22nd, 1987.

THIS is improved property known as 1604 Lethia Drive, Nashville, TN 37206.

WITNESS my hand this 9th day of November, 2010.

MARGARET ANNE YOUNG
Executrix of the Estate of Anne C. Sherlock

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, Margaret Anne Young, 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 Anne C. Sherlock 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 9th day of November, 2010.

NOTARY PUBLIC AT LARGE
My Commission Expires:

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

AFFIANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me this 9th day of November, 2010.

NOTARY PUBLIC
My Commission Expires:

COPY

DAVIDSON COUNTY PROBATE COURT [redacted]
DOCKET NO 10P-967

TENNESSEE DEPARTMENT OF REVENUE

FILED

2010 AUG 30 AM 9:04

RICHARD R. ROOKER, CLERK

Inheritance Tax Closing Letter (This is not a bill for tax due)

August 16, 2010

ESTATE OF ANNE C SHERLOCK
ATTN: MARTIN A KOOPERMAN
603 WOODLAND ST
NASHVILLE TN 37206-4211

Account Type:	INHERIT TX
Account No.:	[redacted]
Date of Death:	May 12, 2010
County:	DAVIDSON
SSN:	XXX-XX-8547

A sworn return for inheritance tax has been filed with this department by the representative of the above estate.

As provided in Section 67-8-420, Tennessee Code Annotated, this receipt or certificate authorizes the court of the county in which such estate was administered to permit a final settlement or accounting by the estate representative.

The liability, as denoted in this closure letter, has been paid to the State of Tennessee. This is not a bill:

Inheritance Tax:	$0.00
Estate Tax:	$0.00
Interest:	$0.00
Penalty:	$0.00
Total:	$0.00

DETACH BELOW AND RETAIN FOR YOUR RECORDS

TENNESSEE DEPARTMENT OF REVENUE

ESTATE OF ANNE C SHERLOCK
ATTN: MARTIN A KOOPERMAN
603 WOODLAND ST
NASHVILLE, TN 37206-4211

August 16, 2010

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