RECORD AND RETURN TO:
LIMESTONE TITLE & ESCROW, LLC
5409 Maryland Way, Suite 130
Brentwood, TN 37027

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

AFFIANT

BILL GARRETT, Davidson County
Trans:T20110033173 DEEDQC
Recvd: 06/03/11 10:48 2 pgs
Fees:12.00 Taxes:0.00
20110603-0042592

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31 DAY OF MAY, 2011.

NOTARY PUBLIC

My commission expires: 8-4-14

STATE OF TENNESSEE NOTARY PUBLIC
UNTLY GORDON
WILLIAMSON COUNTY

THIS INSTRUMENT PREPARED BY:
Limestone Title & Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
JAMES R. SARTOR, III et al 2724 Wortham Avenue Nashville, TN 37215	Same as new owner	MAP 117-02-0-13200

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **JAMES R. SARTOR, III, Trustee of the Wortham Duplex Trust, a Testamentary Trust,** hereinafter called the Grantor, has quitclaimed and sold and by these presents do hereby quitclaim all my right, title and interest, that being a Ninety-seven and 25/100 percent (97.25%) interest unto **JAMES R. SARTOR, III, JOSEPHINE SARTOR SOLOW, and CAROLYN S. DIXON, as tenants in common,** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Being Lot No. 12 on Stokes Tract Block 8, as of record in Book 974, page 24, Register's Office for Davidson County, Tennessee, described as follows:
>
> Said Lot No. 12 fronts 120 feet on the East side of Wortham Drive or Midland Avenue, and runs back between lines 199.2 feet on the North line and 142.0 feet on the South line, to a dead line in the rear, which is a broken line, and measures 158.1 feet thereon.
>
> Being the same property conveyed to Carolyn S. Sartor and James R. Sartor, III, as Co-Trustees of the Wortham Duplex Trust, a Testamentary Trust, by Co-Executors' Quitclaim Deed from Carolyn S. Sartor and SunTrust Bank, Co-Executors of the Estate of James R. Sartor, Jr., dated June 27, 2007, recorded July 6, 2007 in Instrument No. 20070706-0080483, Register's Office for Davidson County, Tennessee. Caroyn S. Sartor having died on March 14, 2011, the Testamentary Trust established under the Last Will and Testament of James R. Sartor, Jr. terminated, and the transfers are made to carry out the terms of said

Last Will and Testament leaving James R. Sartor, III as sole Trustee of the Wortham Duplex Trust, the aforesaid Testamentary Trust.

This conveyance is subject to all matters as shown on plat of record in book 974, page 24; to Restrictive covenants of record in Book 974, page 24; all of the Register's Office for Davidson County, Tennessee.

This is improved property being known and designated as 2724 Wortham Avenue, Nashville, TN 37215.

WITNESS MY HAND, this the 31ST day of May, 2011.

JAMES R. SARTOR, III, Trustee of the Wortham Duplex Trust

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 31st day of May, 2011, before me, appeared James R. Sartor, III, to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that he is the sole Trustee of the Wortham Duplex Trust, a Testamentary Trust, and that said instrument was signed in behalf of said Wortham Duplex Trust, and said James R. Sartor, III acknowledged said instrument to be the free act and deed of said Wortham Duplex Trust.

Witness my hand at office this the day and year above written.

Notary Public

HUNTLY GORDON
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My commission expires: 8-4-14