BILL GARRETT, Davidson County
Trans:T20110049208 DEEDQC
Recvd: 08/11/11 09:57 4 pgs
Fees:22.00 Taxes:0.00
20110811-0061912

Prepared by:

Tommy C. Estes, Esq.
MANIER & HEROD, a Tennessee
Professional Corporation
One Nashville Place, Suite 2200
150 Fourth Avenue North
Nashville, Tennessee 37219
(615) 742-9315

2600 Plum Street
Lots 13, 14, 15 & 16

PERSONAL REPRESENTATIVE'S QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	PARCEL ID:
Bobbie Sue Hastings Qualified Marital Trust c/o Bobbie Sue Hastings, Connie Lynn Hughes, and Cynthia Ann Henry, Co-Trustees 191 Bayshore Drive Hendersonville, TN 37075	(SAME)	060 1500 42 00 060 1500 43 00 060 1500 44 00 060 1500 45 00

FRANK L. HASTINGS (hereinafter referred to as the "Decedent") died on May 6, 2004, leaving a Last Will and Testament dated April 20, 1994 and a First Codicil to that Last Will and Testament dated March 25, 2000. The Last Will and Testament and First Codicil to that Last Will and Testament were admitted to probate on September 28, 2004, in the Chancery Court, Probate Division, for Sumner County, Tennessee, and assigned the case number 2004P-350. The Personal Representative, BOBBIE SUE HASTINGS, is duly qualified. Debts of the Decedent have been paid. The Personal Representative, by signing this Personal Representative's Quitclaim Deed, releases any right the Personal Representative has to recover this property in the event of the insolvency of Decedent's estate.

THEREFORE, IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, BOBBIE SUE HASTINGS, Personal Representative of the Estate of FRANK L. HASTINGS (hereinafter referred to as "Grantor"), by these presents and for the purpose of administering said estate, does hereby quitclaim and convey unto BOBBIE SUE HASTINGS, CONNIE LYNN HUGHES and CYNTHIA ANN HENRY, CO-TRUSTEES of the BOBBIE SUE HASTINGS QUALIFIED MARITAL TRUST

created under the Last Will and Testament of Frank K. Hastings (hereinafter referred to as "Grantee"), their successors and assigns, any and all right, title, and interest in and to the following described property located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lots No. 13, 14, 15 and 16, on the Plan of Jones and Harts Subdivision, as of record in Book 332, Page 43, Register's Office for said County.
>
> For a more complete description reference to said plan is hereby made.
>
> Being part of the real property conveyed to Hubert L. Worrell by deed from C. Worrell of record Book 2499, Page 162, Register's Office for said County, the said Hubert L. Worrell having since died; and
>
> BEING THE SAME part of the real property conveyed by Hubert Lee Worrell, Jr. and Naomi Worrell Mitchell, co-executors under will of Hubert L. Worrell to Frank L. Hastings and his heirs and assigns by deed of record in Book 5152, Page 479 in said Register's Office of Davidson County, Tennessee.
>
> This is land known as 2600 Plum Street, and specifically <u>includes</u> Lots 13, 14, 15 and 16 only, in Nashville, Davidson County, Tennessee.
>
> This Quitclaim Deed specifically <u>excludes</u> Lots 7, 8, 9, 10 and 11 which were previously included in the deed dated May 27, 1977, of record in Book 512, Page 479 in said Register's Office of Davidson County, Tennessee and which are known as 2600 Dickerson Road, in Nashville, Davidson County, Tennessee.

The legal description stated above has been taken from the prior Warranty/Quitclaim Deed conveying the interest in said property to the Decedent. The draftsperson assumes no liability as to the accuracy thereof. This transfer is by quitclaim and Grantor makes no warranties about the title. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS MY HAND this 29TH day of July, 2011.

ESTATE OF FRANK L. HASTINGS, GRANTOR

By: Bobbie Sue Hastings
BOBBIE SUE HASTINGS,
Personal Representative

STATE OF TENNESSEE)
COUNTY OF Sumner)

Personally appeared before me Charlotte K. Franklin, a Notary Public of this County, BOBBIE SUE HASTINGS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Personal Representative of the Estate of FRANK L. HASTINGS and that she executed the within instrument for the purposes therein contained for and on behalf of said estate.

WITNESS MY HAND, at office, this 29TH day of July, 2011.

CHARLOTTE K. FRANKLIN
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TN

Charlotte K. Franklin
Notary Public
My Commission Expires: 1/29/13

THE ACTUAL CONSIDERATION IS $1.00. THIS TRANSACTION IS EXEMPT FROM RECORDATION TAX PURSUANT TO SECTION 67-4-409(4) OF THE TENNESSEE CODE ANNOTATED.

BOBBIE SUE HASTINGS
QUALIFIED MARITAL TRUST

Bobbie Sue Hastings
BOBBIE SUE HASTINGS, Co-Trustee

Connie Lynn Hughes
CONNIE LYNN HUGHES, Co-Trustee

Cynthia Ann Henry
CYNTHIA ANN HENRY, Co-Trustee

Sworn and subscribed to before me this 29TH **day of** July, **2011.**

Charlotte K. Franklin
Notary Public

My Commission Expires: 1/29/13

CHARLOTTE K. FRANKLIN NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN