This Instrument Prepared By:
D. Jefferson Herring, Attorney
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BILL GARRETT, Davidson County
Trans:T20110073582 DEEDQC
Recvd: 11/21/11 11:52 3 pgs
Fees:17.00 Taxes:0.00
20111121-0090963

QUITCLAIM DEED

Grantors:	**Z. Ann Dickinson and E. Jane Buselmeier, Trustees of Elsie Raye Overton Living Trust, Established October 24, 2005**
Grantee:	**Estate of Elsie Raye Overton, Deceased, Z. Ann Dickinson and E. Jane Buselmeier, Executors**
County:	**Davidson, Tennessee.**

Name and Address of New Owner:	**Send Tax Bills To: Same**
Estate of Elsie Raye Overton, Deceased c/o E. Jane Buselmeier, Executor 1109 Ridgeway Drive Franklin, TN 37067-4024	**Map and Parcel No. (s):** 14610002200

Affidavit of Consideration

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual consideration for this transfer is $_-0-_.	Subscribed and sworn to before me, this 18th day of November, 2011.
E. Jane Buselmeier E. Jane Buselmeier, Executor Affiant	Notary Public My commission Expires 2/25/15 *affix seal here*

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

FOR AND IN CONSIDERATION of ten dollars ($10) cash in hand paid and for other good and valuable consideration, the receipt of which is hereby acknowledged, **Z. Ann Dickinson and E. Jane Buselmeier, Trustees of the Elsie Raye Overton Living Trust established October 24, 2005** (together, "Grantors") do hereby quitclaim and convey unto **the Estate of Elsie Raye Overton, Deceased, Z. Ann Dickinson and E. Jane Buselmeier, Executors** ("Grantee"), all of Grantors' right, title and interest in and to the land described in the attached Exhibit A (the

"Property"). The Property is conveyed to Grantee subject to such limitations, restrictions and encumbrances as may affect the Property including those listed on Exhibit A.

IN WITNESS WHEREOF, Grantors have executed this Quitclaim Deed on this 18th day of November, 2011.

Z. Ann Dickinson
Trustee of Elsie Raye Overton Trust
Established October 24, 2005

E. Jane Buselmeier
Trustee of Elsie Raye Overton Trust
Established October 24, 2005

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Z. Ann Dickinson and E. Jane Buselmeier, Trustees**, the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such persons executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 18th day of November, 2011.

Notary Public

My Commission Expires 2/23/15.

Amy Cross Nance
State of Tennessee Notary Public
Williamson County

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EXHIBIT A

Land situated in Davidson County, Tennessee, described as follows:

Being Lot 22 on the Plan of Fieldcrest Estates, as of record in Book 2331, page 124, Register's Office for said County.

SAID Lot No. 22 fronts 297.6 feet on the westerly side of Franklin Pike, and extends back between lines, 301.7 feet on the northerly line, and 345.0 feet on the southerly line, to a dead line in the rear on which it measures 246.7 feet.

Said property is conveyed subject to the restrictions set out in an instrument of record in Book 2542, page 219, said Register's Office, and also subject to the following restriction which shall be a covenant running with the land:

No dwelling shall be erected on the property herein conveyed to us costing less than $30,000, exclusive of land, nor shall any dwelling be erected on said lot unless, if a one story dwelling, with attached garage, it has a minimum floor area of 2,300 square feet; if a one and one-half or two story dwelling, it shall have a minimum first floor area of 2,100 square feet, but if a garage is built in the basement of the dwelling, these areas shall be increased by not less than 200 square feet; split level dwellings (living area on two levels but not one above the other) shall have a minimum floor area of 2,300 square feet.

Said property is also subject to easements and owner's certificate as set out on plan of said subdivision, of record in Book 2331, page 124, said Register's Office.

Being the same property conveyed to Z. Ann Dickinson and E. Jane Buselmeier, Trustees of the Elsie Raye Overton Living Trust established October 24, 2005, from Elsie Raye Overton by deed of record as Instrument No. 20060117-0006396, Register's Office for Davidson County.

This is improved property known as 5039 Franklin Road, Nashville, Tennessee 37220.

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