Prepared by:
Ralph E. Hill, Attorney at Law
Lexington, Ky.

BILL GARRETT, Davidson County
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20111213-0097064

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, this DEED OF CONVEYANCE, entered into by LINDA D. JOHNSON(a single woman and Adult Daughter of Annie Hyde Johnson), currently of Royal Towers Meharry Medical College, 944 21st Avenue North Apartment 209, Nashville Tennessee, 37208-3418, hereinafter known as GRANTOR, or PARTY OF THE FIRST PART, her heirs and assigns forever and the Seven Remaining Children of the Deceased, Annie Hyde Johnson, including: William H. M. Johnson, Jr. (a married man, Adult Son and Executor of the Estate of Annie Hyde Johnson) 705 Rowan Drive Nashville, Tennessee 37207, Starlene A. Taylor (a married woman, Adult Daughter and Executrix of the Estate of Annie Hyde Johnson) 3232 Hummingbird Dr, Nashville, Tennessee 37218, Marion L. Wilkins (a married woman and Adult Daughter) 130 Cabin Branch Circle, Hendersonville, Tennessee 37075, Leslie Y. Drummond (a married woman and Adult Daughter) 7212 Magnolia Hills Drive, Nashville, Tennessee 37221, Teresa V. Hatten (a married woman, Adult Daughter and Executrix of the Estate of Annie Hyde Johnson) 3422 Rose Arbor Court, Atlanta, Georgia 30340, Eric M. Johnson (a married man and Adult Son) 1639 Eleventh Avenue North, Nashville, Tennessee 37208, and Charmaine J. Hill (a married woman and Adult Daughter) 4209 Kitano Court, Lexington, Kentucky 40515, herein after known as GRANTEES or PARTIES OF THE SECOND PART.

WITNESSETH:

That for and in consideration of the Settlement and Release of Claims of the Grantees (Parties of The Second Part) by or through the Estate of Annie Hyde Johnson by way of the Cross Purchase Agreement on Record in the Davidson County Probate Court Clerk's office, which the parties herewith acknowledge created an obligation to purchase by the Grantor of The Johnson House of Atena Funeral Home Business from the Estate which left said business to all eight of the deceased Annie Hyde Johnson Children, and in consideration of the love and affection of the Grantor has for the Grantees and other good and valuable and sufficient consideration, the receipt of which is hereby acknowledged, The GRANTOR (PARTY OF THE FIRST PART) does hereby remise, release and forever QUITCLAIM unto the GRANTEES (PARTIES OF THE SECOND PART), their heirs, successors and assigns forever, all of her rights, title, interest or claim in and to the following described real estate, to-wit:

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Cephas Woodard's subdivision of Lots Nos. 5 and 6 of the Woodard property, as of record in Book 161, page 174, Register's Office for said County, described as follows:

Beginning at the northeast corner of Buchanan Street, formerly the Hydes Ferry Turnpike, and Epps Avenue; thence with the northerly margin of said Street easterly 59 feet to the corner of Lots **Nos.** 53 and 54; thence northerly with the line between said two lots 148-1/2 feet to the southerly line of Lot No. 55; thence with the line between Lots Nos. 54 and 55 westerly 57-1/2 feet to the easterly margin of Epps Avenue; thence with the easterly margin of said Avenue southerly 136 feet to the beginning.

Being the same property conveyed to Ben Lanier by deed from Willie L. Greer and wife, Peggy Joyce Greer of record in Book 5977, page 111, Register's Office for Davidson County, Tennessee.

The said land is improved and know as, 1116 Buchanan Street, Nashville, Tennessee 37208.

Being the same property conveyed to Annie Hyde Johnson by Ben Lanier (an unmarried Man) by Warranty Deed Date February 28, 1983, of record in Book 6014 Page 389 , Register's Office of Davidson County (Nashville), Tennessee.

Annie Hyde Johnson Died Testate on July 1, 2006, and pursuant to the provisions of her will on file in the Davidson County Probate Court Clerk's Office, leaving the afore-described property to her eight children including: William H. M. Johnson, Jr., Starlene

A. Taylor, Marion L. Wilkins, Leslie Y. Drummond, Teresa V. Hatten, Eric M. Johnson, Charmaine J. Hill and Linda D. Johnson as tenant in common in fee simple absolute.

Parcel 488
MAP 81-11

The foregoing real estate is conveyed subject to all restrictive covenants, easements and reservations, if any, previously imposed and appearing of record.

~~TO HAVE AND TO HOLD the same, together with all rights, privileges and appurtenances thereunto belonging or anywise appertaining unto the GRANTEES their heirs and assigns forever.~~

IN WITNESS WHEREOF, the QUIT CLAIM DEED OF CONVEYANCE has been executed this 23rd day of November, 2011.

MS. LINDA D. JOHNSON, Grantor (Party of the First Part)

CERTIFICATE

By Signing this Deed of Conveyance, We, the Grantor and Grantees do hereby certify, pursuant to TCA 67-4-409, that the property herein conveyed is transferred without monetary consideration and in the Settlement of Claims the Estate Of Annie Hyde Johnson has against the Grantor for Breach of the Cross Purchase Agreement Contract Executed by the Decedent, Annie Hyde Johnson, and the Grantor on July 22, 1996. We further certify that AS FAR AS WE KNOW, the full estimated fair cash PVA Value of the property herein conveyed is $24,900.

Linda D. Johnson (GRANTOR)
Royal Towers Meharry Medical College,
944 21st Avenue North Apartment 209
Nashville Tennessee, 37208-3418

William H. M. Johnson, Jr. (GRANTEE)
705 Rowan Drive
Nashville, Tennessee 37207

Starlene A. Taylor (GRANTEE)
3232 Hummingbird Dr.
Nashville, Tennessee 37218

Marion L. Wilkins (GRANTEE)
130 Cabin Branch Circle
Hendersonville, Tennessee 37075

Leslie Y. Drummond (GRANTEE)
7212 Magnolia Hills Drive
Nashville, Tennessee 37221

Teresa V. Hatten (GRANTEE)
3422 Rose Arbor Court
Atlanta, Georgia 30340

Eric M. Johnson (GRANTEE)
1639 Eleventh Avenue North
Nashville, Tennessee 37208

Charmaine J. Hill (GRANTEE)
4209 Kitano Court
Lexington, Kentucky 40515

STATE OF TN)
) SS:
COUNTY OF Davidson)

The Above Named Grantor and Grantees, respectively: Linda D. Johnson, William H. M. Johnson, Jr., Starlene A. Taylor, Marion L. Wilkins, Leslie Y. Drummond, Teresa V. Hatten, Eric M. Johnson and Charmaine J. Hill personally appeared before me, with whom I am personally acquainted, and who acknowledge they are 18 years of age or older, under no constraint or undue influence and they sign this document as a free act of their will for the purposes herein delineated including the Quit Claim of All interest from Grantor to Grantees.

WITNESS MY HAND, at office this the 23rd day of November, 2011.

NOTARY PUBLIC

JUDITH MOONEY HILL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JUN. 8, 2012

STATE OF Kentucky)
)ss:
COUNTY OF Fayette)

The Above Named Grantor and Grantees, respectively Charmzine J. Hill,

_____, _____, _____,

_____, _____, appeared before me, with whom I am personally acquainted, and who acknowledge they are 18 years of age or older, under no constraint or undue influence and they sign this document as a free act of their will for the purposes herein delineated including the Quit Claim of All interest from Grantor to Grantees, this 5th day of December, 2011.

Ralph E. Hill
NOTARY PUBLIC My Commission Expires 1-25-2011

RALPH E. HILL NOTARY PUBLIC STATE AT LARGE, KY

STATE OF Tennessee)
)ss:
COUNTY OF Davidson)

The Above Named Grantor and Grantees, respectively William H. M. Johnson, Jr. Starlene A. Taylor, Marion L. Wilkins Leslie Y. Drummond Teresa V. Hatter, Elsie M. Johnson, appeared before me, with whom I am personally acquainted, and who acknowledge they are 18 years of age or older, under no constraint or undue influence and they sign this document as a free act of their will for the purposes herein delineated including the Quit Claim of All interest from Grantor to Grantees this 13 day of Dec, 2011.

Dorothy Y. Rucker
NOTARY PUBLIC My Commission Expires November 4, 2013

DOROTHY Y. RUCKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires

STATE OF _____)
)ss:
COUNTY OF _____)

The Above Named Grantor and Grantees, respectively _____,

_____, _____, _____,

_____, _____, appeared before me, with whom I am personally acquainted, and who acknowledge they are 18 years of age or older, under no constraint or undue influence and they sign this document as a free act of their will for the purposes herein delineated including the Quit Claim of All interest from Grantor to Grantees this ___ day of _____, 2011.

_____
NOTARY PUBLIC My Commission Expires_____

Send New Tax Bills to:

Johnsons House of Atena
C/o William H. Johnson, Jr
1107 Buchanan St.
Nashville, TN 37208

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0
Teresa Johnson Hatter
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 13 DAY OF Dec 20 13
Deputy Register