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

BILL GARRETT, Davidson County
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20111213-0097069

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:

A certain tract of land in Davidson County, State of Tennessee.

Being Lot No. 53 on the Plan of Cephas of Cephas Woodard's Subdivision of Lots Nos. 5 and 6 of the Thomas Woodard Property, as of record in Book 161, page 174, Register's Office **for** said County.

Said Lot No. 53 fronts 59 feet on the northerly side of Buchanan Street and runs back 148 1/2 feet on the westerly line and 161 feet on the easterly line, with the westerly margin of an alley, to the southerly line of lot No. 55, measuring 57 1/2 feet thereon.

Being the same property conveyed to Alex A. Kennedy by deed from Hessie French as of record in Book 4200, Page 408 said Register's Office and having been willed to Alexis Anita Kennedy by **her** father, Alex A. Kennedy, of record in the Probate Clerk's office in Metropolitan Nashville and Davidson County, Tennessee.

Being the same property know as 1114 Buchanan Street conveyed to William H. Johnson, Sr. and wife Annie E. Hyde Johnson by Alexis Anita Kennedy by Warranty Deed Dated December 21, 1982, of record in Book 5981 Page 341, Register Office, Davidson County (Nashville) Tennessee.

William H. Johnson died on October 19, 1992, leaving Annie Hyde Johnson as the sole owner; 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 449
W2-0610
MAP81-11

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.~~ TJH

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 TCA67-4-409, 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 $104,200.

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.

STATE OF Kentucky)
)ss:
COUNTY OF Fayette)

The Above Named Grantor and Grantees, respectively Charmaine 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 1-25-2015

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. Hatten, Eric 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.

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

DOROTHY Y. RUCKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

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 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
$ _____
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 13 DAY OF Dec 20 11
Deputy Register