EXECUTOR'S QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
Mark David Roberts	NEW OWNER	Map 162-9-A-51
5510 Country Drive		05DU 55927
Nashville, TN 37211		
THIS INSTRUMENT PREPARED BY:	Strong Law Group P.O. Box 232 Gallatin, TN 37066	

Donna Roberts died on September 2, 2011, leaving a will dated August 11, 2011. The will was admitted to probate on September 13, 2011 in the Probate Court, Williamson County, Tennessee, Docket Number P6251. The will named James R. Conklin as Executor. The Executor is duly qualified. ~~All debts of the decedent have been paid. The Tennessee Inheritance Tax clearance has been received being receipt number~~ _____, ~~a copy of which is attached as Exhibit A.~~ The executor by signing this Deed releases any right the executor has to recover this property in the event of the subsequent insolvency of this estate. In accordance with the provisions of the will of Donna Roberts, James R. Conklin, Executor, quitclaims to Mark David Roberts, all right, title, and interest in and to the following described property in Davidson County, Tennessee:

A certain Condominium Apartment in Davidson County, Tennessee, described as follows: to wit:
Townhouse No. 51, Building No. 8, in a Horizontal Property Regime, as shown on the Plan of Hickory Valley Condominiums, Phase II, as of record in Book 4460, page 133, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Donna Gail Harris a/k/a Donna Gail Roberts, by deed from Joyce C. Galbreath, unmarried, of record in Book 5349, page 712, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all provisions, including without limitation all conditions, covenants, restrictions, options, burdens, assessments, and other undertaking contained in the Master Deed of record in Book 4659, page 32, as amended in Book 4937, page 429, said Register's Office; the By-Laws for the administration of the building, easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through, or upon the land embracing the condominium and buildings thereon; and also subject to the provisions and requirements of the laws of the State of Tennessee respecting the establishment of a Horizontal Property Regime under the provisions of the Tennessee Code Annotated, 6427.

BILL GARRETT, Davidson County
Trans:T20110080300 DEEDQC
Recvd: 12/20/11 08:06 2 pgs
Fees:12.00 Taxes:0.00
20111220-0099024

Witness my hand at Hendersonville, Tennessee this 16 day of December, 2011.

Estate of DONNA GAIL ROBERTS

By: James R Conklin, Executor
James R. Conklin, Executor

T.C.A. 67-4-409(a)(3)(D) exempts this instrument from tax. This instrument is being used to evidence distribution of the property to a beneficiary pursuant to the terms of a Will.

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a notary public of the state and county aforementioned, personally appeared James R. Conklin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath, acknowledged herself to be the duly appointed Executor for the Estate of Donna Gail Roberts, the within named bargainor, and that he as such executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate by himself as Executor.

Witness my hand and seal at office this 16 day of Dec, 2011.

Gina Gradinaru Dumitrescu

Notary Public

My Commission Expires September. 03, 2012.

