BILL GARRETT, Davidson County
Trans:T20120013917 DEEDQC
Recvd: 02/27/12 10:15 2 pgs
Fees:12.00 Taxes:0.00
20120227-0016544

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is NONE. (Further, this transfer is exempt pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(D)).

Teresa Kenney

Teresa Kenney, Executrix

LAURA TEK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
COMM. EXP. 11-4-13

Subscribed and sworn to before me on this 24 day of February 2012.

NOTARY PUBLIC
My commission expires: _____

This instrument was prepared by:

Laura Tek
Attorney at Law
Rivergate Park Office Building
1994 Gallatin Pike North, Ste. 309
Madison, TN 37115

Address New Owners:	Send Tax Bills To:	Parcel Identification:
Teresa Kenney Francis Burton 4541 Raccoon Trail Hermitage, TN 37076	Same	107 14 0 058.00

EXECUTRIX' QUITCLAIM DEED

Helen L. Miles died on February 26, 2010. She left a Last Will and Testament bearing the date January 14, 2009. The named beneficiaries under her Will were Teresa Kenney and Francis Burton, both adults. Her Will was admitted to probate on December 10, 2010 in the Seventh Circuit Court for Davidson County, Tennessee. The case number of this Estate was 10P-1826. The appointed Executrix of the Estate of Helen Miles was Teresa Kenney. Accordingly, the Seventh Circuit Court entered an Order appointing the same Teresa Kenney as the Executrix of the Estate of Helen Miles.

Teresa Kenney, as the Executrix of the Estate of Helen Miles, is duly qualified to execute this Quitclaim Deed. By signing this Deed, she releases any right the Executrix has to recover this property in the event of the subsequent insolvency of this Estate.

In accordance with the Last Will & Testament of the decedent, Teresa Kenney, Executrix of the Estate of Helen Miles, quitclaims to Francis Burton and Teresa Kenney, individually, the two sole beneficiaries and devisees of the Estate of Helen Miles, all right, title and interest in and to the following described real estate in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 149 on the Map of Miro Meadows as of record in Book 1424, Page 94, Register's Office for Davidson County, Tennessee.

Said Lot No. 149 is described as follows: Beginning at a point in the easterly margin of Goodbar Drive, at the corner of Lots Nos. 148 and 149; thence with the line between said lots, easterly 142.8 feet to the west line of Lot No. 150; thence with the line between Lots Nos. 149 and 150, northerly 74.4 feet to the south margin of Kipling Drive; thence with the margin of same, westerly 121.8 feet to the beginning of a curve; thence around said curve, southwesterly 31.42 feet to the east margin of Goodbar Drive; thence with the margin of the same, southerly 54.4 feet to the beginning.

BEING the same property conveyed to the Estate of Helen Miles from the Estate of Mary Burton (a/k/a Mary Etta Burton), by quitclaim deed, of record in Book 20120215, Page 0013388, Register's Office for said County.

This is improved property known as 900 Goodbar Drive, Nashville, TN 37217.

The description is the same as that contained in the prior deed.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This transfer is by quitclaim and the Executrix makes no warranties about the title.

WITNESS my hand this 24 day of February 2012.

Estate of Helen Miles

By: Teresa Kenney
Executrix

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, **Teresa Kenney**, with whom I am personally acquainted and who, after being first duly sworn, acknowledged to me that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Madison, Davidson, Tennessee, this 24 day of FEBRUARY, 2012.

LAURA TEKU
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY
COMM. EXP. 11-4-13

NOTARY PUBLIC

My commission expires: _____