This transfer is exempt from the recordation tax pursuant to T.C.A. § 67-4-409(a)(3)(D).

This Instrument Prepared By:
R. Francene Kavin, Attorney
155 Franklin Rd., Ste. 120
Brentwood, Tennessee 37027
(615) 371-0800

EXECUTORS' DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.:
Ann Charlotte Gable **6635 Holt Road** **Nashville, TN 37211**	**Owner**	**172-142**

WITNESSETH:

I, **Ann Charlotte Fitzpatrick Gable and Ben George Fitzpatrick**, Co-Executors of the Estates of Daniel Fitzpatrick and wife, Charlotte J. Fitzpatrick, deceased, (Probate Court of Davidson County, Tennessee, 11P-1620 & 11P-1621, respectively), as the Grantors herein, for and in consideration of the devises and bequests made and the duties and powers conferred upon the said Executors in the said Estates of Daniel Fitzpatrick and wife, Charlotte J. Fitzpatrick, deceased, by these presents do hereby quitclaim, transfer and convey the land herein described to **Ann Charlotte Gable**, Grantee, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, more fully described as follows, to wit:

Land in Davidson County, Tennessee, described according to a survey by Anderson-Delk & Associates, dated January 17, 1979, as follows:

Beginning at an iron pin on the northerly margin of Holt Road, said iron pin being the most southwesterly corner of Tract #23 and further described as lying north 82 degrees 09 minutes 51 seconds west a distance of 50.00 feet from the most southwesterly corner of Lot Number 12 on the Plan of Holt Hills Subdivision as of record in Book 5050, page 78, said Register's Office; thence along said northerly margin north 82 degrees 09 minutes 51 seconds west a distance of 50.00 feet to an iron pin; thence leaving said northerly margin north 2 degrees 30 minutes 10 seconds east a distance of 1399.62 feet to an iron pin; thence south 87 degrees 34 minutes 24 seconds east a distance of 428.94 feet to an iron pin, said iron pin lying in the most westerly line of a proposed tract to be conveyed to Edward H. Zeagler; thence south 20 degrees 16 minutes 57 seconds east a distance of 191.01 feet to an existing iron pin (by others); thence along the most westerly lines of the Zeagler property as of record in Book 5258, page 883; south 2 degrees 36 minutes 53 seconds west a distance of 164.74 feet to an iron pin; thence leaving Zeagler's westerly line north 87 degrees 34 minutes 24 seconds west a distance of 452.30 feet to an iron pin; thence south 2 degrees 31 minutes 49 seconds west a distance of 1063.38 feet to the point of beginning, containing 5.00 acres, more or less. Being part of the same property conveyed to Holt Hills Development Co., Inc. by deed from Third National Mortgage Company, of record in Book 5167, page 768, said Register's Office.

Also conveyed herewith is Grantor's right, title and interest in and to the driveway easement granted by Edward H. Zeagler, by instrument dated February 15, 1979, and recorded in Book 5396, page 279, Register's Office for Davidson County, Tennessee. By acceptance of this deed, Grantee agrees to abide by all the terms and conditions of said driveway agreement. This conveyance relates to the tract herein conveyed, with Grantor's easements reserved in Grantor to the other tracts.

BILL GARRETT, Davidson County
Trans:T20120020210 DEEDQC
Recvd: 03/20/12 15:58 4 pgs
Fees:22.00 Taxes:0.00
20120320-0023755

The restrictive covenants applicable to Holt Hills Subdivision of record in Book 5167, page 923, Register's Office for Davidson County, Tennessee, are likewise made applicable to the tract herein conveyed, and said restrictive covenants are incorporated herein by reference as fully as though copied herein, except Nos. 7, 14 and 15, shown on said restrictions.

In addition, this conveyance is subject to the following restrictions:

1. The keeping of horses shall be permitted, and a barn or stable shall be permitted on the rear 200 feet of each of said lots, provided that any such barn or stable shall not be maintained nearer than 20 feet from each side line of such lot.

2. No poultry, livestock or animals shall be allowed or maintained on any lot, except Lots Nos. 1 through 17, as hereinafter provided, at any time; provided, however, that this shall not preclude the keeping of dogs or cats, or other household pets, as such, provided that nothing herein shall permit the keeping or raising of dogs, cats, or other animals for commercial purposes.

Being the same property conveyed to Daniel Fitzpatrick and wife, Charlotte J. Fitzpatrick now deceased, by deed of Holt Hills Development Co., Inc., of record in Book 5464, page 698, in the Register's Office of Davidson County, Tennessee.

This is improved property known as 6618 Holt Road, Nashville, Tennessee 37211.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 9th day of March 2012.

GRANTORS:

Ann Charlotte Fitzpatrick Gable , Co-Executor of the Estates of Daniel Fitzpatrick and Charlotte J. Fitzpatrick, deceased

Ben George Fitzpatrick, Co-Executor of the Estates of Daniel Fitzpatrick and Charlotte J. Fitzpatrick, deceased

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 **Ann Charlotte Fitzpatrick Gable, Co-Executor** of the Estates of Daniel Fitzpatrick and wife, Charlotte J. Fitzpatrick, deceased, with whom I am personally acquainted and who (upon oath) acknowledged that as such Co-Executor, she executed the within named instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 16th day of March 2012.

Notary Public

My Commission Expires: Nov 14, 2012

STATE OF TENNESSEE NOTARY PUBLIC FRANCENE KAVIN WILLIAMSON COUNTY

STATE OF CALIFORNIA)
COUNTY OF _____)

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named **Ben George Fitzpatrick, Co-Executor** of the Estates of Daniel Fitzpatrick and wife, Charlotte J. Fitzpatrick, deceased, with whom I am personally acquainted and who (upon oath) acknowledged that as such Co-Executor, he executed the within named instrument for the purposes therein contained.

Witness my hand and official seal at _____, California, this ___ day of _____, 2012.

Notary Public

My Commission Expires: _____

PLEASE SEE ATTACHED CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California
County of LOS ANGELES

On MARCH 9, 2012 (Date) before me, K A CLEMENTS, NOTARY PUBLIC (Here Insert Name and Title of the Officer),

personally appeared BEN GEORGE FITZPATRICK (Name(s) of Signer(s)),

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature K A Clements (Signature of Notary Public)

K. A. CLEMENTS
Commission # 1908769
Notary Public - California
Los Angeles County
My Comm. Expires Oct 18, 2014

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: EXECUTORS' DEED

Document Date: MARCH 9, 2012 Number of Pages: (3) THREE

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____
Signer Is Representing: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer's Name: _____
☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney in Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____
Signer Is Representing: _____

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