BILL GARRETT, Davidson County
Trans:T20120032298 DEEDQC
Recvd: 05/02/12 15:52 3 pgs
Fees:17.00 Taxes:0.00
20120502-0037819

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

Address New Owner(s)	Send Tax Bills To:	Parcel ID Number(s)
William Mason Hunter, IV 202 Rising Sun Terrace Old Hickory, TN 37138	Same	Parcel ID: 13315006700 Davidson County

EXECUTORS' QUITCLAIM DEED

WHEREAS, Daisye S. Ramsay died testate on December 21, 2011, leaving a Last Will and Testament dated January 28, 2006 and First Codicil thereto, dated September 4, 2009 , which have been probated and properly recorded in Docket # 12P161 in the Probate Court Clerk's Office for Davidson County, Tennessee; and

WHEREAS, Sara Lynn Hunter and Rebecca Ramsay are the duly qualified and acting Co-Executors of the Estate of Daisye S. Ramsay; and

WHEREAS, Daisye S. Ramsay owned the real property described below (the "Property"); and

WHEREAS, Pursuant to the First Codicil to the Last Will and Testament of Daisye S. Ramsay, the Property is to be distributed to William Mason Hunter, IV and Ava Elizabeth Hunter.

NOW, THEREFORE, FOR AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and pursuant to the requirements of the said Will, Sara Lynn Hunter and Rebecca Ramsay, as CO-EXECUTORS OF THE ESTATE OF DAISYE S. RAMSAY, and not further or otherwise, hereby quitclaim and convey to WILLIAM MASON HUNTER, IV and WILLIAM MASON HUNTER, IV AS CUSTODIAN FOR AVA ELIZABETH HUNTER AS JOINT TENANTS WITH RIGHT OF SUVIVORSHIP, their heirs and assigns, with full power to convey, sell, mortgage, lease or otherwise transfer or encumber without the joinder or consent of any beneficiary, all of their right, title and interest as Co-Executors of the Estate of Daisye S. Ramsay in and to the real property located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 34 on the Plan of Herbert Heights, Section 1, of record in Book 3500, Page 28, Register's Office for said County.

Said Lot No. 34 fronts 70 feet on the Southwesterly side of Welch Road and extends back 180.77 feet on the Northwesterly line and 154.88 feet on the Southeasterly line, to a dead line measuring 74.84 feet thereon.

Being a portion of the same property conveyed to Daisye S. Ramsay by deed of record in Book 4943, Page 579, Register's Office for Davidson County, Tennessee. Daisye S. Ramsay having since died as stated above.

The description herein is the same as that contained in the prior instrument.

This is improved property known as 243 Welch Rd, Nashville, TN 37211.

IN WITNESS WHEREOF, the undersigned have executed this instrument on this 16th day of April, 2012.

Sara Lynn Hunter

Sara Lynn Hunter, as Co- Executor of the Estate of Daisye S. Ramsay, and not further or otherwise

Rebecca Ramsay

Rebecca Ramsay, as Co- Executor of the Estate of Daisye S. Ramsay, and not further or otherwise

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Sara Lynn Hunter, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as a Co-Executor of the Estate of Daisye S. Ramsay for the purposes therein contained.

WITNESS my hand, at office, this 16th day of April, 2012.

Amy S. Dodgen

Notary Public

My Commission Expires:

4.27.15

AMY S. DODGEN
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Rebecca Ramsay, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as a Co-Executor of the Estate of Daisye S. Ramsay for the purposes therein contained.

WITNESS my hand, at office, this 16th day of April, 2012.

Notary Public

My Commission Expires:

4.27.15

AMY S. DODGEN STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-.

William Mason Hunter, IV

Subscribed and sworn to before me
this 19th day of April, 2012.

Notary Public

My Commission Expires:

03/08/2016

JOYCE A. JOHNSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.