PREPARED BY:
LAW OFFICES OF MOODY, WHITFIELD & CASTELLARIN
95 WHITE BRIDGE ROAD, SUITE 509, CAVALIER BUILDING
NASHVILLE, TN 37205-1427
(615) 356-8130 - (615) 356-8138 (fax)

BILL GARRETT, Davidson County
Trans:T20120034618 DEEDQC
Recvd: 05/10/12 11:31 2 pgs
Fees:12.00 Taxes:0.00
20120510-0040587

ADMINISTRATOR'S QUITCLAIM DEED

Address of New Owner(s)	Send Tax Bills To:	Map and Parcel Numbers
Christopher DeShun Avent and Kendrick Devon Frazier 568 Phipps Drive Nashville, TN 37218	Same	058 11 0 153.00

Know all men by these presents that Michael M. Castellarin as Administrator C.T.A. of the Estate of Dianne Avent, Davidson County Probate Court Docket No: 11P-847, for and in consideration of the sum of ten and no/100 dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, for the purpose of making a distribution from the Estate of Dianne Avent or releasing any claim of the Estate of Dianne Avent, hereby quitclaims and conveys to Christopher DeShun Avent and Kendrick Devon Frazier, unmarried persons, as tenants in common, any and all interest that the Estate of Dianne Avent may have in the following property:

Land in Davidson County, Tennessee being Lot No. 78 on the Plan of Royal Hills, Section 3 as of Record in Book 4860, Page 47, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Dianne Avent by Collice Goldthreate, Jr. and wife, Anne L. Goldthreate, by deed of record in Book 8454, Page 537, Register's Office for Davidson County, Tennessee.

This instrument is exempted from the valuation oath pursuant to *Tennessee Code Annotated* § 7-4-409(a)(5).

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

IN WITNESS WHEREOF, I have hereunto set my hand on this the 8th day of May, 2012.

Michael M. Castellarin, Administrator C.T.A.
Estate of Dianne Avent

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan Long Oliver, a Notary Public in and for said County and State, the within named, Michael M. Castellarin, Administrator C.T.A. of the Estate of Dianne Avent, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of May, 2012.

Susan Long Oliver
Notary Public

My Commission Expires: 9-9-14

