BILL GARRETT, Davidson County
Trans:T20120048733 DEEDQC
Recvd: 07/02/12 15:23 5 pgs
Fees:28.00 Taxes:296.00
20120702-0058095

This Instrument Was Prepared By:
Harris A. Gilbert, Esq.
2525 West End Avenue, Suite 1500
Nashville, Tennessee 37203

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or true value, whichever is greater for this transfer is $80,000.00.

Affiant

Subscribed and sworn to before me this 2nd day of July, 2012.

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. SHIRLEY J. GARNER
My Commission Expires MAY 3, 2016

My Commission Expires: 5/03/2016

EXECUTOR'S DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO(S).
Russell Merryman and wife, Sandra Kay Merryman Thomas Lundborg, Jr. and wife, Jeanette Lundborg c/o 222 Ollie Howard Road New Market, Alabama 35761	**Same**	**062-00-0-130.00 and 062-00-0-131.00**

KNOW ALL MEN BY THESE PRESENTS, that **MARY ANN HAGEWOOD and RICHARD WAGONER,** in their capacity as the duly appointed and serving Co-Executors of the Estate of Jeanette C. Rudy, which estate is being administered in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), docket number **11P-1229**, and no further or otherwise, the "Grantors", for the purpose of memorializing the transfer of ownership of the below described property to Grantee, Grantors do hereby quitclaim, transfer, and convey unto **(i) RUSSELL MERRYMAN and wife, SANDRA KAY MERRYMAN, a one-half undivided interest as tenants by the entireties, and (ii) THOMAS LUNDBORG, JR. and wife, JEANETTE LUNDBORG, a one-half undivided interest by tenants by the entireties, the Property to be held as between the two (2) couples as tenants in common,** collectively, the above parties being the "Grantees", all of the decedent's interest in that certain real estate located in Davidson County, Tennessee, more particularly described on **Exhibit A** attached hereto and incorporated herein by this reference, together with all attendant and appurtenant interests, rights, and hereditaments associated therewith, the "Property".

This conveyance is subject to all liens, restrictions, and other matters of record.

This is unimproved property located at 2725 and 2729 Pennington Bend Road, Nashville, Davidson County, Tennessee.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantors, this the 23 day of June, 2012.

GRANTORS:

Mary Ann Hagewood

Mary Ann Hagewood, Co-Executor
Estate of Jeanette C. Rudy, deceased

STATE OF TENNESSEE)
COUNTY OF Davidson)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared MARY ANN HAGEWOOD, 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 person who executed the foregoing instrument as Co-Executor of the Estate of Jeanette C. Rudy, deceased, as evidenced by the Letters Testamentary filed August 22, 2011 under Docket No. 11P-1229, Seventh Circuit Court of Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of June 2012.

Notary Public
My commission expires: 4/07/13

HARRIS A. GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON

My Commission Expires [illegible], 2013

60180654.2

Richard Wagoner, Co-Executor
Estate of Jeanette C. Rudy, deceased

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared RICHARD WAGONER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the person who executed the foregoing instrument as Co-Executor of the Estate of Jeanette C. Rudy, deceased, as evidenced by the Letters Testamentary filed August 22, 2011 under Docket No. 11P-1229, Seventh Circuit Court of Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee, this 23rd day of June 2012.

Notary Public
My commission expires: 1/7/13

HARRIS A. GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 7, 2013

EXHIBIT A

PROPERTY DESCRIPTION

TRACT 1

A tract or parcel of land lying and being situated in the 3rd Civil District of Davidson County, Tennessee, and described according to an unrecorded survey made by Raymond E. Binkley on July 13, 1980, as follows, to wit: BEGINNING at a point in the easterly margin of Pennington Bend Road, said point being in a northerly direction along the easterly margin of Pennington Bend Road 150 feet from the northwest corner of the William D. Hardison, Jr. property and being the southwest corner of the herein described property; thence south 83 deg. 10' east 588.5 feet to an iron pin; thence north 1 deg. 58' east 150 feet to an iron pin; thence north 83 deg. 10' west 591.0 feet to an iron pin in the easterly margin of Pennington Bend Road; thence south 1 deg. 15' west along the easterly margin of Pennington Bend Road 150 feet to the point of beginning, containing 2.02 acres, more or less, revised in deed establishing a boundary line of record in Book 7962, Page 422, said Register's Office.

Being the same property conveyed to DANIEL C. RUDY, JACOB FRANK RUDY, AND FRANCES LOUISE RUDY by deed from L. P. FORKUM, UNMARRIED of record in Book 1849, Page 285, dated May 19, 1950, said Register's Office. DANIEL C. RUDY AND JACOB FRANK RUDY have since conveyed their interest in said property to FRANCES LOUISE RUDY by deed of record in Book 3371, Page 151, dated April 11, 1962, said Register's Office. FRANCES LOUISE RUDY has subsequently conveyed a two-thirds interest in said property to DANIEL C. RUDY AND JACOB FRANK RUDY by deed of record in Book 3704, Page 241, dated March 16, 1964, said Register's Office. DANIEL C. RUDY, JACOB FRANK RUDY AND FRANCES LOUISE RUDY have conveyed their interest in 2.02 acres of said property to DEWEY PEDIGO, JR. TRUSTEE who in turn conveyed to DANIEL C. RUDY AND WIFE, JEANETTE C. RUDY by quitclaim deed of record in Book 5640, Page 470, dated August 20, 1980, said Register's Office. DANIEL C. RUDY died on October 11, 1984, leaving JEANETTE C. RUDY as the surviving tenant by the entirety. Also, see deed establishing a boundary line of record in Book 7962, Page 422, said Register's Office. JEANETTE C. RUDY died testate on August 13, 2011, directing said property to be sold by the Executors of her estate by will of record in Docket No. 11P1229, Probate Court for Davidson County, Tennessee.

TRACT 2

A tract or parcel of land lying and being situated in the 3rd Civil District of Davidson County, Tennessee, and described according to an unrecorded survey made by Raymond E. Binkley on July 13, 1980, as follows, to wit: BEGINNING at a point in the easterly margin of Pennington Bend Road, said point being the northwest corner of the William D. Hardison, Jr. property and the southwest corner of the herein described property; thence south 83 deg. 10' east 593.00 feet to an iron pin; thence north 1 deg. 58' east 150 feet to an iron pin; thence north 83 deg. 10' west 588.5 feet to an iron pin in the easterly margin of Pennington Bend Road; thence south 1 deg. 15' west along the easterly margin of Pennington Bend Road 3.5 feet to an iron pin; thence continuing along the easterly margin of Pennington Bend Road south 3 deg. 30' west 146.5 feet to the point of beginning and containing 2.02 acres, more or less.

Being the same property conveyed to DANIEL C. RUDY, JACOB FRANK RUDY, AND FRANCES LOUISE RUDY by deed from L. P. FORKUM, UNMARRIED of record in Book

1849, Page 285, dated May 119, 1950, said Register's Office. DANIEL C. RUDY AND JACOB FRANK RUDY have since conveyed their interest in said property to FRANCES LOUISE RUDY by deed of record in Book 3371, Page 151, dated April 11, 1962, said Register's Office. FRANCES LOUISE RUDY has subsequently conveyed a two-thirds interest in said property to DANIEL C. RUDY AND JACOB FRANK RUDY by deed of record in Book 3704, Page 241, dated March 16, 1964, said Register's Office. DANIEL C. RUDY, JACOB FRANK RUDY AND FRANCES LOUISE RUDY have conveyed their interest in 2.02 acres of said property to DEWEY PEDIGO, JR. TRUSTEE who in turn conveyed to DANIEL C. RUDY AND WIFE, JEANETTE C. RUDY by quitclaim deed of record in Book 5642, Page 783, dated August 26, 1980, said Register's Office. DANIEL C. RUDY died on October 11, 1984, leaving JEANETTE C. RUDY as the surviving tenant by the entirety. JEANETTE C. RUDY died testate on August 13, 2011, directing said property to be sold by the Executors of her estate by will of record in Docket No. 11P1229, Probate Court for Davidson County, Tennessee.