THIS INSTRUMENT PREPARED BY:
DAVID A. CHILDRESS
ATTORNEY AT LAW
102 Woodmont Blvd., Suite 200
Nashville, TN 37205
(615) 386-9235

BILL GARRETT, Davidson County
Trans:T20120067232 DEEDQC
Recvd: 09/07/12 10:54 3 pgs
Fees:17.00 Taxes:0.00
20120907-0081213

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration for this transfer is $-0-.

AFFIANT

Subscribed and sworn to before me this 30 day of December, 2011.

Notary Public

My Commission Expires:
7/6/2015

Address New Owner(s) As Follows:	Send Tax Bills To:	Map-Parcel Numbers
Mary Scott et al, Co-Trustee 4212 Kings Lane Nashville, TN 37218	Same	Map 81-10 Parcel 342.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **DAVID DUNCAN** and **NANCY DANIEL**, Co-Personal Representatives of the Estate of **NANCY D. DRIVER**, deceased, (the "Decedent") in connection with the distribution of the estate of the Decedent pursuant to the Decedent's Last Will which was duly admitted to probate in Davidson County, Tennessee, in the Seventh Circuit Court, Probate Division (11P-966), hereby remise, release and quitclaim unto **MARY SCOTT, DAVID DUNCAN, NANCY DANIEL** and **PATRICIA BRADFORD co-trustees of the Nancy D. Driver Family Trust U/A/November 21, 2005, its successors and assigns**, all of the right, title and interest of the Decedent and the Decedent's estate in and to a certain tract or parcel of land situated in **Davidson** County, Tennessee, and being more particularly described as follows, to-wit:

Being the northerly 40 feet of the southerly 122.5 feet of Lot No. 10 on the Plan of the subdivision of Georgia Industrial Realty Company's North Nashville property, as of record in Book 421, page 188, Register's Office for said County.

Said part of Lot No. 10 fronts 40 feet on the westerly side of 23rd Avenue North and runs back between parallel lines 210 feet to a dead line.

See Deed recorded in Instrument No. 200006220062180, Register's Office for Davidson County, Tennessee for reference to excluded easement of prior owners.

Being the same property conveyed to Nannie D. Driver by Deed dated June 21, 2000 from Mary H. Porter FKA Mary K. Hyde, of record in Instrument No. 200006220062180, Register's Office for Davidson County, Tennessee.

Nancy D. Driver and Nannie D. Driver were one and the same person.

This is **improved** property known as 1607 23rd Avenue North, Nashville, Tennessee 37208.

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

THIS Description is prepared from information furnished to the preparer without the benefit of a title examination; and no representation as to the accuracy thereof is made, intended or to be implied. The preparer of this instrument makes no representation as to the status of the title of the property described and conveyed herein.

WITNESS my hand this 30 day of December, 2011.

David Duncan
Personal Representative

Nancy Daniel
Nancy Daniel
Personal Representative

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **David Duncan, a co-personal representative of the Estate of Nancy D. Driver, deceased,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument as Personal Representative for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30 day of December, 2011.

Dora A. Cole
Notary Public

My Commission Expires: 7/6/2015

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Nancy Daniel, a co-personal representative of the Estate of Nancy D. Driver, deceased,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that she executed the within instrument as Personal Representative for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 30th day of December, 2011.

D. D. Childress
Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/4/2015