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 10:55 3 pgs
Fees:17.00 Taxes:0.00

20120907-0081217

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

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 81-6 Parcel 159.00

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/D November 21, 2005, its successors and assigns**, all of the right, title and interest of the Decedent and the Decedent's estate (being a two-thirds (2/3) undivided interest as tenants in common), 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 Lot No. 8 on the Plan of Cumberland Gardens, Section 7, as of record in Book 3106, page 101, Register's Office for said county.

Said Lot No. 8 fronts 50 feet along the west margin of 26th Avenue, North, and extends back between parallel lines 120 feet to a dead line, measuring 50 feet thereon.

This description is the same as used in the last deed of record.

Being the same property where Evelyn D. Daniel conveyed (i) to Nannie Duncan ~~Daniel~~ Driver, her heirs and asigns, an undivided one-third (1/3) interest in said property to be held by her as a tenant in common and (ii) to John L. Driver, who was the husband of Nannie Duncan Driver, an undivided one-third (1/3) interest in said property for and during his lifetime and to Nannie Duncan ~~Daniel~~ Driver, her heirs and assigns, the remainder interest in that one-third (1/3) interest which was conveyed to her said husband for his lifetime, by Warranty Deed dated July 19, 1974, of record in Book 4838, Page 112, Register's Office for Davidson County, Tennessee. The said John L. Driver died November 7, 1987.

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

This is improved property known as 1807 26th 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 20 day of December, 2011.

David Duncan
Personal Representative

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 30th day of December, 2011.

Dave A. Childress
Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/4/2015

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.

Dave A. Childress
Notary Public

DAVID A. CHILDRESS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 7/4/2015