BILL GARRETT, Davidson County
Trans:T20130010259 DEEDQC
Recvd: 02/06/13 12:18 4 pgs
Fees:27.00 Taxes:0.00
20130206-0012354

This Instrument Prepared Without Title Search,
From Information Provided by the Parties, by:
RHETT C. CHANDLER, ATTORNEY AT LAW
3052 Lebanon Road, Nashville, TN 37214
PH: (615) 883-4998

FROM: CHARLES L. THOMAS, JR. and RANDALL B. THOMAS, Executors
Co-Executors for the ESTATE OF CHARLES LARRY THOMAS

TO: Rhett C. Chandler, Trustee

AND

FROM: Rhett C. Chandler, Trustee

TO: CHARLES L. THOMAS JR. and RANDALL B. THOMAS, unmarried

ADDRESS NEW OWNER:
CHARLES L. THOMAS, JR.
RANDALL B. THOMAS
c/o 120 Bonnabrook Drive
Hermitage, TN 37076

SEND TAX BILLS:
SAME

MORTGAGEE:
NONE

MAP & PARCEL
07514001800

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) and for other good and valuable consideration the receipt of which is hereby acknowledged, we, CHARLES L. THOMAS, JR. and RANDALL B. THOMAS, Co-Executors for the Estate of CHARLES LARRY THOMAS (see Davidson County Probate Court, Case No. 11P-671 / DOD 04/08/2011) have bargained and sold and by these presents do quitclaim and convey unto Rhett C. Chandler, hereinafter called the Trustee, his successors and assigns, all of the Estate's right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No.144 on the Plan of Hermitage Estates, as of record in Book 3300, Pages 70 and 71, Register's Office for said County.

SAID Lot No. 144 fronts 74 feet on the east side of Gordon Lane and runs back 145.9 feet on the north line and 166.5 feet on the south line to a dead line in the rear on which it measures 100 feet.

BEING the same property conveyed by Pamela H. Foust, a single person, to Charles Larry Thomas, single, by Warranty Deed dated August 1, 1984, of record in Deed Book 6354, Page 577, Register's Office for Davidson County, Tennessee. The said Charles Larry Thomas subsequently became deceased on April 8, 2011, leaving a Last Will and Testament which bequeathed the subject property to his surviving children, Charles L. Thomas, Jr. and Randall B. Thomas.

This conveyance is made subject to all restrictions, easements, setback lines, and right-of-ways applicable to said property and which are of record in the Register's Office for Davidson County, Tennessee

This is improved real property located at and known as 8204 Gordon Lane, Hermitage, Davidson County, Tennessee, 37076.

And now I, the said **Rhett C. Chandler, Trustee**, for the express purpose of carrying out the intent of this conveyance, as set out above, do hereby quitclaim and convey unto **CHARLES L. THOMAS and RANDALL B. THOMAS, unmarried persons,**, as tenants in common with right of survivorship, all of my right, title and interest in and to the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions, defects, if any, and encumbrances as may affect the premises, as set forth above.

IN WITNESS WHEREOF, we have hereunto set our hands this the 30th day of January, 2013.

CHARLES L. THOMAS, JR. **RANDALL B. THOMAS**

As Co-Executors for the Estate of Charles Larry Thomas

RHETT C. CHANDLER, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named **CHARLES L. THOMAS, JR. and RANDALL B. THOMAS**, Co-Executors for the **ESTATE OF CHARLES LARRY THOMAS**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 30th day of January, 2013.

NOTARY PUBLIC

My Commission Expires: 2/2/2014

JULIE D. GRUBBS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named **RHETT C. CHANDLER, Trustee,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 30th day of January, 2013.

NOTARY PUBLIC

My Commission Expires: 3/3/2014

JULIE D. GRUBBS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual value or consideration, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me this 30th day of January, 2013.

NOTARY PUBLIC

My Commission Expires: 3/3/2014