BILL GARRETT, Davidson County
Trans:T20130021114 DEEDQC
Recvd: 03/14/13 15:02 3 pgs
Fees:17.00 Taxes:0.00
20130314-0025757

This Instrument prepared by
and after recording return to:
G. Miller Hogan, II, Esq.
Farris Mathews Bobango, PLC
618 Church Street, Suite 300
Nashville, Tennessee 37219

QUITCLAIM DEED

Address of new owner as follows:	Send tax bills to:	Map-Parcel No.
Nelson Meriwether Byrd **Hudson Thomas Byrd** **P.O. Box 335** **Charleston, MO 63834**	**(Same)**	**130-1-59**

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) cash, in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Nelson Meriwether Byrd and Hudson Thomas Byrd, as Co-Trustees of The Sherrill Marks Byrd Living Trust dated the 11th day of January, 2006** (the "Grantor") by these presents does hereby quitclaim and convey unto **Nelson Meriwether Byrd** and **Hudson Thomas Byrd** (collectively, the "Grantees"), their heirs, successors and assigns, of all of Grantor's right, title and interest in and to the following described tract of land in Davidson County, Tennessee in equal shares of one-half of such interest to each grantee hereunder:

Land in Davidson County, Tennessee, being Lots Nos. 19, 20 and the northerly 4 feet front and 10 feet rear of Lot 21, of Block No. 2, on the Plan of Courts of Belle Meade, of record in Book 547, Page 141, Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the easterly margin of Lincoln Court, formerly Lindbergh Court, at the corner of Lots Nos. 18 and 19; thence with the line between said two lots eastwardly 145 feet to the corner of Lots Nos. 18, 19, 25 and 26; thence with the westerly line of Lots Nos. 25, 24 and 23, southwardly 70 feet to a point 10 feet south of the southeast corner of Lot No. 20; thence westwardly 135 feet, more or less, to the easterly margin of Lindbergh Court, said point being 4 feet south of the southwest corner of Lot No. 20; thence with said Court and around a curve in a northwesterly direction 24 feet; thence continuing with the said Court northwardly 45 feet 6 inches to the beginning.

Being the same property conveyed to the Sherrill Marks Byrd f/k/a Paula Sherrill Marks by Warranty Deed from William L. Brooks and wife, Margaret D. Brooks of record in Book 4993, page 428 in the Register's Office for Davidson County, Tennessee; Said Sherrill Marks Byrd having since died testate in Mississippi County, Missouri and her Last Will and Testament having been probated in the Davidson County Circuit Court, Case No. 12P-1911 which will devises all of her right, title and interest in said property to Nelson Meriwether Byrd and Hudson Thomas Byrd, as Co-Trustees of The Sherrill Marks Byrd Living Trust dated the 11th day of January, 2006.

This is improved property commonly known as: **119 Lincoln Court, Nashville, Tennessee 37205.** Said property is conveyed subject to any and all such easements, limitations, restrictions, and encumbrances as may affect the premises.

Witness our hands this 28 day of Feb., 2013 the bargaining party, having caused our names to be signed hereto on said day and date.

The Sherrill Marks Byrd Living Trust dated the 11th day of January, 2006

By: Hudson Thomas Byrd
Hudson Thomas Byrd, Co-Trustee

By: Nelson Meriwether Byrd
Nelson Meriwether Byrd, Co-Trustee

District of Columbia
STATE OF TENNESSEE)
Washington, DC)
COUNTY OF _____)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Hudson Thomas Byrd**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be a Co-Trustee of **The Sherrill Marks Byrd Living Trust dated the 11th day of January, 2006** the within named bargainor, and that he, as Co-Trustee, executed the foregoing instrument for the purpose therein contained, by personally signing his name as Co-Trustee.

Witness my hand and seal, at office in Washington, DC this 25th day of February, 2013.

Rosario Diaz Gonzalez
Notary Public

My commission expires: 2/28/2013

NOTARY PUBLIC DISTRICT OF COLUMBIA

Rosario Diaz Gonzalez
Notary Public, District of Columbia
My Commission Expires 2/28/2015

STATE OF ~~TENNESSEE~~ Missouri)
)
COUNTY OF Cape Girardeau)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **Nelson Meriwether Byrd**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be a Co-Trustee of **The Sherrill Marks Byrd Living Trust dated the 11th day of January, 2006** the within named bargainor, and that he, as Co-Trustee, executed the foregoing instrument for the purpose therein contained, by personally signing his name as Co-Trustee.

Witness my hand and seal, at office in Cape Girardeau, MO, this 20th day of February, 2013.

Pamela Simpson
Notary Public

My commission expires:_____

PAMELA SIMPSON
NOTARY PUBLIC - NOTARY SEAL
State of Missouri
Cape Girardeau County
My Commission Expires May 6, 2013
Commission #09451030

STATE OF ~~TENNESSEE~~ Missouri)
)
COUNTY OF Cape Girardeau)

The actual consideration or value whichever is greater, for this transfer is $ -0-

Nelson M Byrd
Affiant

Subscribed and sworn to before me, this the 20th day of February, 2013.

Pamela Simpson
Notary Public

My Commission Expires:_____

PAMELA SIMPSON
NOTARY PUBLIC - NOTARY SEAL
State of Missouri
Cape Girardeau County
My Commission Expires May 6, 2013
Commission #09451030