BILL GARRETT, Davidson County
Trans:T20130035692 DEEDQC
Recvd: 04/30/13 15:32 3 pgs
Fees:17.00 Taxes:0.00

20130430-0043231

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

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

THIS CONVEYANCE IS EXEMPT FROM THE RECORDATION TAX UNDER T.C.A. SECTION67-4-409(a)(3)(D)

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

HARRIS A. GILBERT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Affiant

Subscribed and sworn to before me this 29 day of April, 2013.

My Commission Expires JAN. 11, 2017

Notary Public

My Commission Expires: 1/11/17

EXECUTOR'S DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NO.
Sylvia Jacobs Shepard, Co-Trustee **4500 Post Road, #D-40** **Nashville, TN 37205**	**Same**	**Map 104-1** **Parcels 65 and 66**

KNOW ALL MEN BY THESE PRESENTS, that **SYLVIA J. SHEPARD**, in her capacity as the duly appointed and serving Executor of the Estate of Emanuel Bobby Shepard a/k/a E. Bobby Shepard, deceased, which estate is being administered in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), docket number **13P407** and in accordance with the Decedent's Last Will and Testament, filed with the Probate Court, Davidson County, Tennessee on February 28, 2013, ARTICLE IV ¶ 1 as follows:

> 1. If my wife, SYLVIA JACOBS SHEPARD, survives me, I bequeath in Trust to my said wife, SYLVIA JACOBS SHEPARD, and my sons ROGER SHEPARD, MARK SHEPARD and PHILIP SHEPARD, as Co-Trustees ("Trustee"), all the rest, residue and remainder of my estate.

and no further or otherwise, the "Grantor", for the purpose of memorializing the transfer of ownership of the below described property to Grantees, Grantor does hereby quitclaim, transfer, and convey unto **Sylvia Jacobs Shepard and Roger Shepard, Mark Shepard and Philip Shepard, as Co-Trustees of the E. Bobby Shepard Family Trust**, being the "Grantees," all of the decedent's entire 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 improved property located at 211 37th Avenue North, Nashville, Tennessee.

IN TESTIMONY WHEREOF, this instrument has been executed by the Grantor, this the 29th day of April, 2013.

GRANTOR:

Sylvia J. Shepard, Executor
Estate of Emanuel Bobby Shepard a/k/a
E. Bobby Shepard, deceased

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, the undersigned, a Notary Public in and for the state and county aforesaid, personally appeared SYLVIA J. SHEPARD, 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 Executor of the Estate of Emanuel Bobby Shepard a/k/a E. Bobby Shepard, deceased, as evidenced by the Letters Testamentary filed February 28, 2013 under Docket No. 13P407, Seventh Circuit Court of Davidson County, Tennessee.

Witness my hand and official seal at Nashville, Tennessee, this 29th day of April 2013.

Notary Public
My commission expires: 1/11/17

HARRIS A. GILBERT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires JAN. 11, 2017

EXHIBIT A

PROPERTY DESCRIPTION

Two tracts of land in Davidson County, Tennessee described as follows:

Tract No. 1:

Being Lot No. 8 on the Plan of West Dale Subdivision, of record in Book 547, page 50, Register's Office for said County. Said Lot No. 8 fronts 74 feet on the westerly side of 37th Avenue, North and runs back between lines measuring 283 feet on the south side and 285 feet on the north line, to a dead line in the rear.

Tract No. 2:

Being Lot No. 9 on the Plan of West Dale Subdivision of record in Book 547, page 50, Register's Office for said County, Said Lot No. 9 fronts 100.5 feet on the westerly margin of 37th Avenue, North, formerly Pilcher Avenue, and runs back between parallel lines 283 feet on the north line and 281 feet on the south line, to a dead line in the rear on which it measures 100 feet.

The above described tract No. 2 is the same as Lot No. 5 on the map of West End Park Land Company's Subdivision of record in Book 421, page 152, Register's Office for said County.

Being the same property conveyed to E.B. Shepard and Sylvia J. Shepard, 50% undivided interest each by Quitclaim Deed of record as Instrument Number 20060111-0004359, Register's Office for Davidson County, Tennessee.