BILL GARRETT, Davidson County
Trans:T20130107088 DEEDQC
Recvd: 12/26/13 14:22 3 pgs
Fees:17.00 Taxes:0.00
20131226-0130021

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26 OF December, 2013.

Notary Public

MY COMMISSION EXPIRES: July 26, 2014

(AFFIX SEAL)

ROBERT B. YOUNG NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY
ROBERT B. YOUNG, ATTORNEY AT LAW, 4800 CHARLOTTE AVENUE, NASHVILLE, TN 37209

THIS INSTRUMENT WAS PREPARED BASED SOLELY ON INFORMATION FURNISHED BY THE PARTIES. NO INDEPENDENT TITLE EXAM HAS BEEN PERFORMED.

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
BETTY RUTH DEAN	**SAME**	**Tract I: 096-01-0-082.00** **Tract II: 096-01-0-088.00** **Tract III: 096-01-0-136.00**
(NAME) **415 DONELSON PIKE**	(NAME)	
NASHVILLE, TN 37214	(ADDRESS)	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

EXECUTOR'S DEED

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **CHARLES ARTHUR DEAN AND BETTY RUTH DEAN, INDIVIDUALLY AND AS CO-EXECUTERS OF THE ESTATE OF KARLEEN B. DEAN A/K/A/ MILDRED KARLEEN DEAN, FOR THE EXPRESS PURPOSE OF CREATING A FEE SIMPLE IN THE GRANTEE,** BY THESE PRESENTS DO REMISE, RELEASE, QUITCLAIM, AND CONVEY ALL OF OUR RIGHT, TITLE, AND INTEREST UNTO, **BETTY RUTH DEAN,** HEREINAFTER CALLED THE GRANTEE, HER HEIRS AND ASSIGNS, THE FOLLOWING TRACTS OR PARCELS OF LAND IN **DAVIDSON COUNTY**, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Property Descriptions as to Tracts I, II, and III found on attached Exhibit A

Being the same property conveyed to Arthur F. Dean and wife, Mildred Karleen Dean, by Quitclaim deed from Mildred Karleen Dean dated February 24, 1974 of record in Book 4789, page 613, Register's Office for Davidson County, Tennessee. The said Arthur F. Dean having died April 30, 1987, leaving Mildred Karleen Dean, his surviving tenant by the entirety. The said Mildred Karleen Dean having since died testate on June 29, 2013 devising her real property to be administered under her will as personalty. See Petition for Probate In Re: Estate of Karleen B. Dean, Deceased-Case Number 13P-1429, Seventh Circuit Court for Davidson County, Tennessee, Probate Division.

This conveyance is subject to such limitations, restrictions and encumbrances as may affect the premises in the Register's Office for Davidson County, Tennessee.

Unimproved ( )
This is improved(X) property known as **2618, 2700 & 2721 BLUEFIELD AVENUE, NASHVILLE, TN 37214**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 26 day of December, 2013.

Charles Arthur Dean

Charles Arthur Dean, Co-Executor of the Estate of Karleen B. Dean

Betty Ruth Dean

Betty Ruth Dean, Co-Executor of the Estate of Karleen B. Dean

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named **Charles Arthur Dean and Betty Ruth Dean,** individually and as co-executors of the estate of Karleen B. Dean, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office this 26 day of December, 2013.

My Commission Expires: July 7, 2014

ROBERT B. YOUNG NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

Notary Public

Exhibit A

Tract I:
Map & Parcel# 096-01-0-082.00

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 9 on the re-subdivision of Lots Nos. 1 to 10, inclusive, on the Plan of Bluefields as recorded in Book 843, Page 16, Register's Office for said County, described as follows:

Said Lot No. 9 fronts 75 feet on the northeasterly side of Bluefields Avenue and runs back between parallel lines and measures 303 feet, more or less on the westerly line and 295 feet, more or less, on the easterly line, to a dead line and measures 79 feet, more or less on said dead line.

This is improved property known as: 2618 Bluefield Drive, Nashville, Tennessee 37214.

Tract II:
Map & Parcel# 096-01-0-088.00

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. 11 on the Plan of Bluefields, as of record in Book 843, Page 16, Register's Office for Davidson County, Tennessee, described as follows:

Said Lot No. 11 fronts 100 feet on the northeasterly side of Bluefield Avenue and runs back 310.1 feet on the northerly line and 304.2 feet on the southerly line to the right-of-way of the Tennessee Central Railroad, measuring 98 feet thereon.

This is improved property known as 2700 Bluefield Drive, Nashville, Tennessee 37214.

Tract III:
Map & Parcel# 096-01-0-136.00

Land in the 3rd Civil District of Davidson County, Tennessee, being Lot No. "C" on the Map showing the re-subdivision of Lots Nos. 45, 46, 47, and 48, as of January 10, 1940, Plan of Bluefields, as of record in Book 843, Page 16, Register's Office for said County, described as follows:

Said Lot No. "C" fronts 96 feet on the southwesterly side of Bluefield Avenue and runs back 443 feet on the north side and 455 feet on the south side to a dead line and fronting 46 feet on said dead line.

This is improved property known as: 2721 Bluefield Drive, Nashville, Tennessee 37214