BILL GARRETT, Davidson County
Trans:T20140014901 DEEDQC
Recvd: 03/04/14 16:07 3 pgs
Fees:17.00 Taxes:0.00
20140304-0018284

THIS INSTRUMENT PREPARED BY:
BASS, BERRY & SIMS PLC (MDS)
150 Third Avenue South, Suite 2800
Nashville, Tennessee 37201

Address New Owner(s)	Send Tax Bills To:	Parcel ID Number(s)
Ann T. Green, as Trustee of the Richard Lee Green Family Trust 4206 Drakes Hill Dr. Nashville, TN 37218	Same	Parcel ID: 08116035500 Davidson County

EXECUTOR'S QUITCLAIM DEED

WHEREAS, Richard Lee Green died testate on June 25, 2013, leaving a Last Will and Testament dated February 19, 2004, which has been probated and is properly recorded in Docket Number 13P1395 Probate Court Clerk's Office for Davidson County, Tennessee; and

WHEREAS, Ann T. Green is the duly qualified and acting Executor of the Estate of Richard Lee Green; and

WHEREAS, Richard Lee Green owned an undivided one-sixth (1/6) interest in the real property described below (the "Property"); and

WHEREAS, the Will directs that the residuary estate of the said Richard Lee Green, of which the Property is a part, be distributed to the Richard Lee Green Family Trust established on June 25, 2013 (the "Richard Lee Green Family Trust").

NOW, THEREFORE, FOR AND IN CONSIDERATION OF One Dollar ($1.00) cash in hand paid, the receipt of which is hereby acknowledged, and pursuant to the requirements of the said Will, ANN T. GREEN, as EXECUTOR OF THE ESTATE OF RICHARD LEE GREEN, and not further or otherwise, hereby quitclaims and conveys to ANN T. GREEN, as TRUSTEE OF THE RICHARD LEE GREEN FAMILY TRUST, her successors and assigns, with full power to convey, sell, mortgage, lease or otherwise transfer or encumber without the joinder or consent of any beneficiary, all of her right, title and interest as Executor of the Estate of Richard Lee Green in and to the real property located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, to wit:

Tract I

Being part of Lots Nos. 15 and 16 on the Map of McGavock, Wetmore & Others' Second Addition to Nashville, called Addition to the Town of McGavock, as of record in Book 21, Page 41, Register's Office for said County, and described as follows:

Beginning at a point in the easterly margin of 14th Avenue North, 100 feet north of the north margin of Jefferson Street; thence easterly parallel to the north margin of Jefferson Street 71 feet to a point; thence northerly 43.8 feet to a point in the south margin of an alley; thence with the margin of the same westerly 71 feet to the easterly margin of 14th Avenue North; thence with the margin of the same southerly 43.8 feet to the beginning.

Tract II

Land in Davidson County, Tennessee, being the south part of Lot No. 16 and the south part of the west 12 feet of Lot No. 15 on the Map of D. T. McGavock, et al, Addition of record in Book 21, Page 41, Register's Office for said County.

Said parts of said lots adjoin and front together 71 feet on the north side of Jefferson Street and runs back between parallel lines, along the east margin of 14th Avenue, North 100 feet to a dead line.

Being the same property conveyed to Richard Lee Green by deed of record as Instrument #20040426-0047335, Register's Office for Davidson County, Tennessee.

The description herein is the same as that contained in the prior deed..

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This is unimproved property known as 1222 Jefferson St., Nashville, TN 37208..

IN WITNESS WHEREOF, the undersigned has executed this instrument on this 10th day of February 2014.

Ann T. Green

Ann T. Green, as Executor of the Estate of Richard Lee Green, and not further or otherwise

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for the State and County aforesaid, Ann T. Green, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument as the Executor of the Estate of Richard Lee Green for the purposes therein contained.

WITNESS my hand, at office, this 10th day of February, 2014.

Notary Public

My Commission Expires:

6/24/16

JUNE N. TULL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Davidson)

The actual consideration for this transfer is $-0-.

Ann T. Green, as Trustee of the Richard Lee Green Family Trust, and not further or otherwise

Subscribed and sworn to before me
this 10 day of Feb, 2014.

Notary Public

My Commission Expires:

6/24/16

JUNE N. TULL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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