QUITCLAIM DEED	THIS INSTRUMENT PREPARED BY:
Davidson County DEEDQC Recvd: 04/17/14 13:52 4 pgs Fees:22.00 Taxes:0.00 **20140417-0032377**	**CHARLES WALKER** **ATTORNEY AT LAW** **69 THOMPSON LANE** **NASHVILLE, TENNESSEE 37211** **PHONE: (615) 367-5111**

SS.
STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $ 0.00 .

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME THIS 14th DAY OF February, 2014.

JULIE COOK STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

NOTARY PUBLIC

MY COMM. EXP. 5-24-17

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Michael Page **156 Cadett Lane** **Franklin, TN 37064**	**Same as owner**	**119 02 0 163.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF ten dollars ($10) and other good and valuable consideration, the receipt and legal sufficiency all of which are hereby acknowledged, Michael Stephan Page, Executor for the Estate of Junior Martin Whelan, (*hereinafter called "Grantor")*, does hereby convey, transfer, remise, release, relinquish and quitclaim unto Michael Stephan Page (*hereinafter called "Grantee")*, Grantee's heirs and assigns, all of Grantor's right, title and interest in and to the following described real estate:

Land in Davidson County, Tennessee, being described as follows:

Land in Davidson County, Tennessee, being Lot Number 35, on the Plan of the Glenrose Subdivision, being a part of the Emil Thoni Tract, of record in Plat Book 1424, Page 142, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Junior Martin Whelan, unmarried, by Warranty Deed from Martin Lynn Hart and wife, Renee Hart, dated July 23, 1993, recorded in Book 9024, Page 334, Register's Office for Davidson County, Tennessee. Junior Martin Whelan, having deceased on November 30, 2013 and Michael Stephen Page appointed Executor of the Estate, by Last Will and Testament of record in Case # 14P95, Seventh Circuit Court of Davidson County, Tennessee, Probate Division.

This is improved property known as **98 Oriel Avenue, Nashville, TN 37210.**

IN WITNESS WHEREOF, the Grantors have caused this instrument to be executed on this 14th day of February, 2014.

GRANTOR:

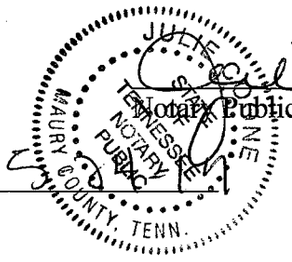
Michael Stephan Page, Executor

SS

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Michael Stephan Page, Executor of the Junior Martin Whelan Estate, deceased 11/30/13, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal at Nashville, Tennessee, this 14th day of February, 2014.



Notary Public at Large

My commission expires: _____

SEVENTH CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

LETTERS TESTAMENTARY

14P95

To MICHAEL STEPHAN PAGE :

It appearing to the Court that JUNIOR MARTIN WHELAN has died leaving a written will, in which you are appointed Executor, which has been duly approved by the Court; and you having been qualified according to law, and it having been ordered by said Court that Letters Testamentary issue to you.

These are, therefore, to empower you, the said MICHAEL STEPHAN PAGE to enter upon the execution of said will, and take into your possession all of the property, and to make, within sixty days from this date, a perfect inventory thereof, and make due collection for all debts, and after paying all the just demands against the Testator, and settling up the business according to law, you will pay over and deliver the property and effects that may remain in your hands, and do all other things that may be required, according to the provisions of the said will and the laws of the land.

Witness, Richard R. Rooker, Clerk of the Probate Court, at office, this Feb 13 2014 .

Richard R. Rooker, Clerk

D.C.

STATE OF TENNESSEE
DAVIDSON COUNTY

I, Richard R. Rooker, Clerk of the Probate Court of said County, do hereby certify that the foregoing is a true and perfect copy of LETTERS TESTAMENTARY, issued to MICHAEL STEPHAN PAGE, Executor of the estate of JUNIOR MARTIN WHELAN deceased, and I do further certify that MICHAEL STEPHAN PAGE is still acting Executor of the estate of JUNIOR MARTIN WHELAN, and acts as such are entitled to full faith and credit, as appears from the records in my office at Nashville, Tennessee.

Witness my hand and official seal, at this office, this the 13th day of February, 2014.

Richard R. Rooker, Clerk

D.C.

CERTIFICATE OF AUTHENTICITY

I, Julie Coone, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Julie Coone

JULIE COONE

State of Tennessee
County of Davidson

Personally appeared before me, Jon Paul Johnson, a notary public for this county and state, Julie Coone, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

JON PAUL JOHNSON, NOTARY PUBLIC

My commission expires: 7/3/17

