BILL GARRETT, Davidson County
Trans:T20140038171 DEEDQC
Recvd: 06/02/14 10:51 3 pgs
Fees:17.00 Taxes:0.00
20140602-0047096

This Instrument Prepared By:
L. Glenn Worley
Cameron Worley, P.C.
112 Westwood Place, Suite 240
Brentwood, Tennessee 37027

Address New Owner:	Send Tax Bills To:	Map-Parcel Numbers:
Marge H. Ewers, Trustee 4419 Forsythe Place Nashville, TN 37205	Same	Map 130-11-0 Parcel 29.00

FIDUCIARY QUITCLAIM DEED

WHEREAS, E. William Ewers died on June 10, 2013, leaving a Last Will and Testament dated November 14, 2012; and

WHEREAS, said Will was admitted to probate on June 24, 2013 in the Seventh Circuit Court for Davidson County, Tennessee, Docket No. 13P-1084; and

WHEREAS, Marge H. Ewers was appointed Executor on June 24, 2013; and

WHEREAS, the Executor of the Estate of E. William Ewers (the "Estate") is duly qualified, all debts of the decedent have been paid and an Inheritance Tax Closing Letter from the Tennessee Department of Revenue, a copy of which is attached hereto as Exhibit A, evidencing payment of all estate and inheritance taxes has been received.

NOW, THEREFORE, in accordance with the provisions of the Last Will and Testament of E. William Ewers and for no other consideration, I, Marge H. Ewers, Executor of the Estate of E. William Ewers, by these presents hereby quitclaim and convey unto Marge H. Ewers, Trustee of the E. William Ewers Living Trust dated March 4, 2011, as amended, all right, title and interest in and to the following described tract or parcel of land in Davidson County, Tennessee:

> Being Lot No. 9 on the Plan of (Revised) The New Golf Club Subdivision, as of record in Plat Book 421, page 185, Register's Office for said County, to which plan reference is made for a more complete description.
>
> Being the same property conveyed to E. William Ewers and wife, Marge Ewers, by deed from Mark Tyler Seitz and wife, Mary Cornelia Price, of record in Book 10082, Page 756, Register's Office for Davidson County, Tennessee.
>
> Being the same property conveyed to E. William Ewers by deed from Marge H. Ewers, as Instrument No. 20111214-0097363, Register's office for Davidson County, Tennessee.

This conveyance is made subject to: (1) Taxes assumed by the Grantee; (2) Restriction of record in Book 653, page 112; (3) Easement of record in Book 5787, page 462; (4) All matters appearing on the Plan of Plat Book 421, page 185, said Register's Office.

This is improved property known as 4305 Forsythe Place, Nashville, Tennessee 37205.

By signing this deed, the Executor releases any right she may have to recover this property in the event of the subsequent insolvency of the Estate.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises and/or all instruments of record in the Register's Office of this county affecting this property.

IN WITNESS WHEREOF, the undersigned has hereunto set her hand on this the 29 day of May, 2014.

ESTATE OF E. WILLIAM EWERS, deceased

By: Marge H. Ewers
Marge H. Ewers, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, L. Glenn Worley, a Notary Public of said state and county aforesaid, personally appeared Marge H. Ewers, 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 Executor of the Estate of E. William Ewers, the within named bargainor, and that she, as such Executor, executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office in Nashville, Tennessee, this 29th day of May, 2014.

L. GLENN WORLEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

L. Glenn Worley
Notary Public

My Commission Expires: 3-3-17

PURSUANT TO T.C.A.§67-4-409(a)(3)(D), THIS DEED EVIDENCES THE DISTRIBUTION OF THE SUBJECT PROPERTY TO A BENEFICIARY OF AN ESTATE AND IS EXEMPT FROM TAXATION. PURSUANT TO T.C.A. §67-4-409(a)(5), NO VALUATION OATH IS REQUIRED.

TENNESSEE DEPARTMENT OF REVENUE

EXHIBIT A

Inheritance Tax Closing Letter (This is not a bill for tax due)

April 4, 2014

ESTATE OF ERNEST W EWERS
ATTN: L GLENN WORLEY
112 WESTWOOD PL STE 240
BRENTWOOD TN 37027-5378

Account Type:	INHERIT TX
Account No.:	441905379
Date of Death:	June 10, 2013
County:	DAVIDSON
SSN:	XXX-XX-3286

A sworn return for inheritance tax has been filed with this department by the representative of the above estate.

As provided in Section 67-8-420, Tennessee Code Annotated, this receipt or certificate authorizes the court of the county in which such estate was administered to permit a final settlement or accounting by the estate representative.

The liability, as denoted in this closure letter, has been paid to the State of Tennessee. This is not a bill:

Inheritance Tax:	$0.00
Estate Tax:	$0.00
Interest:	$0.00
Penalty:	$0.00
Total:	$0.00

DETACH BELOW AND RETAIN FOR YOUR RECORDS

TENNESSEE DEPARTMENT OF REVENUE

ESTATE OF ERNEST W EWERS
ATTN: L GLENN WORLEY
112 WESTWOOD PL STE 240
BRENTWOOD, TN 37027-5378

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