BILL GARRETT, Davidson County
Trans:T20140075743 DEEDQC
Recvd: 10/07/14 11:54 3 pgs
Fees:17.00 Taxes:0.00
20141007-0092941

This Instrument Prepared By:
Christopher English Hugan
810 Dominican Drive
Nashville, Tennessee 37228

PERSONAL REPRESENTATIVE'S QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Map-Parcel Number:
Caprice D. Campbell 3525 Calais Circle Nashville, Tennessee 37013	Caprice D. Campbell 3525 Calais Circle Nashville, Tennessee 37013	07207028300

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and value consideration, the receipt and sufficiency of which is hereby acknowledged, **Susan C. Vaughn** and **Caprice D. Campbell**, Personal Representatives of the Estate of Ernestine Estelle Allen, being the same person as Ernestine Judd Allen, deceased, do hereby quitclaim and convey unto **Susan C. Vaughn, Caprice D. Campbell, and Russell D. Campbell Jr.**, Grantees, as tenants in common, the following described tract of land situated in Davidson County, Tennessee:

Beginning at a point in the southerly margin of McGavock Pike or Williams Perry Road, as now located, 150 feet easterly of the east line of Lot 17 in the Plan of Waters Place as of record in Book 332, page 136 and 137, Register's Office for Davidson County, Tennessee; thence South 31 degrees 45 minutes East 130 feet; thence with slight curve to the left 70 feet, radius of said curve is 385 feet, thence North 58 degrees 39 minutes 30 seconds East 173.4 feet to a point; thence North 31 degrees 45 minutes West 200 feet to a point in the southerly margin of McGavock Pike or Williams Ferry Road; thence westerly with the southerly margin of said Pike or Road 179.7 feet to the point of the beginning.

Being the same property conveyed to Benjamin C. Allen and wife, Ernestine J. Allen, as tenants by the entirety, by Warranty Deed from Ernestine J. Allen, Eugene Carrol Judd, Joseph T. Judd, and Mary J. Campbell, recorded on August 10, 1960 in Book 96, page 474, Register's Office for Davidson County, Tennessee. Benjamin C. Allen predeceased

Ernestine J. Allen on March 26, 1989, and the entire fee simple estate in such property then vested in Ernestine J. Allen by operation of law.

Ernestine J. Allen, having also died on April 6, 2014, said property passed to the Grantees under the Last Will and Testament of Ernestine J. Allen which was duly admitted to probate in Davidson County, Tennessee, Probate Case No. 14P695.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises that may be of record or otherwise.

This is improved property known as 1424 McGavock Pike, Nashville, Tennessee.

WITNESS my hand this 30TH day of September, 2014.

Susan C. Vaughn

Susan C. Vaughn, Personal Representative

Caprice D. Campbell

Caprice D. Campbell, Personal Representative

CHRISTOPHER E. HUGAN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Christopher E. Hugan, a Notary Public in and for said State and County, Susan C. Vaughn and Caprice D. Campbell, Personal Representatives of the Estate of Ernestine Estelle Allen, being the same person as Ernestine Judd Allen, deceased, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30TH day of September, 2014.

Christopher E. Hugan

Notary Public

My Commission Expires: 5-15-15

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Susan C. Vaughn

Caprice D. Campbell

CHRISTOPHER E. HUGAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Subscribed and sworn to before me, this 30 day of September, 2014.

Notary Public

My Commission Expires: 5-15-2015