BILL GARRETT, Davidson County
Trans:T20140079588 DEEDQC
Recvd: 10/22/14 10:51 6 pgs
Fees:32.00 Taxes:0.00
20141022-0097407

This Instrument Prepared By:
Kevin D. Montgomery
HARDEMAN & MONTGOMERY
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

EXECUTOR'S DEED

ADDRESS NEW OWNER(S) AS PARCEL NO. FOLLOWS:

SEND TAX BILLS TO:

Joshua Wells
210 Old Hickory Blvd, Unit #33
Nashville, TN 37221

Same

142-4-A-33 CO

KNOW ALL MEN BY THESE PRESENTS that **Steven Wiley Wells, Executor of the Estate of Jean F. Wells, deceased and Barbara Jean Wells, Nancy Wells Lombardo, Joshua Wells and Steven Wiley Wells, individually**, (Grantors) for good and valid consideration, the receipt of which is hereby acknowledged, and in connection with the administration of the Estate of Jean F. Wells, do hereby convey, release and forever quitclaim any and all interest to **Joshua Wells,** (Grantee) improved real property in Davidson County, Tennessee described as follows:

A certain condominium apartment in Davidson County, Tennessee, described as Unit 33, Belle Forest Condominium Apartments, a condominium, a Horizontal Property Regime, located on Old Hickory Blvd., Davidson County, TN, as shown on the plat of Unit 33, Belle Forest Condominium Apartments, recorded in Plat Book 5200, page 167, said Register's Office, to which plat reference is hereby made for a more complete and accurate legal description.

This conveyance is made subject to all the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 66-27-101 et seq. of the Tennessee Code Annotated and is subject to the provisions and requirements thereof; and is subject to the By-laws and Charter for the administration thereof; and is subject to easements, rights and interests in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including, without limitations, all conditions, covenants, restrictions and options, burdens, assessments and other undertakings contained in the Master deed of record in Book 5438, page 699 and amended in Book 6082, page 866, Register's Office for Davidson County, Tennessee.

This is improved property, known as 210 Old Hickory Blvd., Unit #33, Nashville, TN 37221.

Being the same property conveyed to Jean F. Wells by deed from William E. Adams and wife, Annetta R. Adams of record in Instrument No. 20021011-0124800, Register's Office for Davidson County, Tennessee. Jean F. Wells has since died. Steven Wiley Wells is the Executor appointed in the Last Will and Testament of Jean F. Wells probated under Docket No. 14-710-CP, Circuit Court for Collier County, Florida, Probate Division. An order to establish muniment of title relative to real property owned by the decedent was entered in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division under Docket No. 14P1175 vesting title to real property in the Personal Representative. Barbara Jean Wells, Nancy Wells Lombardo, Joshua Wells and Steven Wiley Wells, individually are joining in this conveyance as Grantors to convey their interest as residual beneficiaries under the will of Jean F. Wells.

This conveyance is made subject to all matters of record that may affect the property.

This deed was prepared without the benefit of a title search.

IN WITNESS WHEREOF I have hereunto set my hand on this the 8th day of October, 2014.

Steven Wiley Wells, Executor of the
Estate of ~~Jean F. Wells~~

Steven Wiley Wells, Individually

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said County and State, the within named, Steven Wiley Wells, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he, as Executor of the Estate of Jean F. Wells, executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 8th day of October, 2014.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 3, 2015

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 Steven Wiley Wells, a bargainor, 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.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires NOV. 3, 2015

IN WITNESS WHEREOF I have hereunto set my hand on this the 16 day of October, 2014.

Barbara Jean Wells

STATE OF FLORIDA
COUNTY OF Lee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Barbara Jean Wells, a 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 for the purposes therein contained.

Notary Public

My Commission Expires: March 14, 2017

DANIELLE J. CHRISTMAN
NOTARY PUBLIC
My Comm. Expires March 14, 2017
No. EE 884213
STATE OF FLORIDA

IN WITNESS WHEREOF I have hereunto set my hand on this the 13th day of October, 2014.

Nancy Wells Lombardo

STATE OF FLORIDA
COUNTY OF Collier

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Nancy Wells Lombardo, a 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 for the purposes therein contained.

Notary Public

DAMARIS E. GUERRA
MY COMMISSION # FF 087419
EXPIRES: February 6, 2018
Bonded Thru Notary Public Underwriters

My Commission Expires: Feb. 6, 2018

IN WITNESS WHEREOF I have hereunto set my hand on this the 8th day of October, 2014.

Joshua Wells

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 Joshua Wells, a bargainor, 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.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is is: $ ZERO

Affiant

Sworn to and subscribed before me this this 8th day of October, 2014.

Notary Public

My Commission Expires: _____

KEVIN D. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 3, 2015