This Instrument Was Prepared By:

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BILL GARRETT, Davidson County
Trans:T20140081309 DEEDWARR
Recvd: 10/28/14 16:20 3 pgs
Fees:17.00 Taxes:0.00
20141028-0099555

Map: 041-080
Parcel: 035.00

EXECUTOR'S DEED

THIS DEED, made and entered into this 28th day of October, 2014, by ELLEN V. YOUNG-BOND, duly qualified and authorized Executrix of the Last Will and Testament of Van C. Bond, late of Nashville, Davidson County, Tennessee, deceased, party of the first part, and CALVIN BOND, party of the second part;

WITNESSETH:

That the party of the first part, by virtue of the power and authority given in and by said Last Will and Testament of record in Docket File Number 14P-1026, Probate Clerk's Office for Davidson County, Tennessee, and in consideration of the sum of Ten and 00/100 Dollars ($10.00), paid by the party of the second party, and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby grant and release, bargain, sell and convey unto the party of the second part, in fee simple, a certain tract or parcel of land with the buildings and improvements thereon erected, situated, lying, and being in the County of Davidson and State of Tennessee, and more particularly described as follows:

A tract of land in the Second Civil District, Nashville, Davidson County, Tennessee as follows:

Beginning at an existing iron pin on the southwesterly right-of-way of Old Hickory Boulevard at the common corner of the herein described tract and Ira S. Brown, et ux., of record in deed book 10821, page 955, R.O.D.C., TN; and proceeding as follows:

1. Leaving said southwesterly right-of-way of Old Hickory Boulevard and with said Ira S. Brown S 47 deg. 56' 56" W 322.67 feet to an iron pin set; thence,

2. S 26 deg. 30' 33" E 128.11 feet to an iron pin set on the northerly right-of-way of Marydale Drive; thence,

3. With said northerly right-of-way of Marydale Drive a curve to the right 171.78 feet to an iron pin set; said curve having a central angle of 25 deg. 11' 47", radius 390.63, tangent 87.30, and chord S 76 deg. 05' 21" W 170.40; thence,

4. S 88 deg. 41' 15" W 88.18 feet to an iron pin set; thence,

5. Leaving said northerly right-of-way of Marydale Drive and with G. Gilbert Lowe Subdivision of record in Document No. 20000920-0093639, R.O.D.C., TN, a curve to the left 39.03 feet to an existing iron pin; said curve having a central angle of 89 deg. 26' 50", radius 25.00, tangent 4.76, and chord N 43 deg. 57' 50" E 35.18; thence,

6. N 00 deg. 45' 35" W 279.37 feet to an existing iron pin; thence, 170.58 N 88 deg. 44' 38" E to a point thence, N 48 deg. 37' 54" E to a point in the westerly margin of Old Hickory Boulevard, thence, S 41 deg. 22' 06" E 112.79" to the point of beginning containing 2.14 acres more or less.

Being a part of the same property conveyed to Van C. Bond by deed dated October 15, 2004, of record in Instrument No. 20050113-0005006, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 1209 Old Hickory Boulevard, Nashville, Tennessee.

To have and to hold the aforesaid tract or parcel of land, together with the appurtenances which the party of the first part has or has power to convey or dispose of, by virtue of said Will or otherwise.

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part in fee simple.

IN TESTIMONY WHEREOF, said party of the first part has hereunto set her signature on the day and date above written.

Ellen V. Young-Bond

ELLEN V. YOUNG-BOND

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the said County and State, the within named ELLEN V. YOUNG-BOND, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 28th day of October 2014.

UMEKA FOREMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAR. 7, 2017

Umeka Foreman

NOTARY PUBLIC

My commission expires:_____

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value for this transaction, whichever is greater is — 0 —.

AFFIANT

SWORN and subscribed before me,
this 28th day of October, 2014.

NOTARY PUBLIC

UMEKA FOREMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 7, 2

My commission expires:_____

Name and Address of New Order:

Calvin Bond
3223 Sennadale Lane
Nashville, TN 37207

Send Tax Bills To:

SAME