BILL GARRETT, Davidson County
Trans:T20140084665 DEEDQC
Recvd: 11/10/14 08:56 3 pgs
Fees:17.00 Taxes:0.00

20141110-0103392

THIS INSTRUMENT PREPARED BY:

ANNA E. VALENTINE
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444
(615) 627-4448 fax
anna@howardmobley.com

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $NONE.

AFFIANT

Subscribed and sworn to before me this 4th day of November, 2014.

Notary Public

My Commission Expires:

LINDSAY KEEFE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY
MY COMMISSION EXPIRES: December 6, 2016

This transfer is exempt from real estate transfer tax pursuant to Tennessee Code Annotated Section 67-4-409(a)(3)(D).

Address of New Owner(s):	Send Tax Bills To:	Parcel ID:
Denis M. O'Day Bypass Trust c/o Ann G. O'Day, Trustee 1206 Nichol Lane Nashville, TN 37205	-SAME-	130 09 0 149.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that Ann G. O'Day, Executrix of the Estate of Denis M. O'Day, deceased (the "decedent"), who died on September 9, 2012, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the estate of the decedent pursuant to the decedent's Will that was duly admitted to probate in Davidson County, Tennessee on May 2, 2013, and recorded under Docket No. 13P-772 in the Seventh Circuit Court Clerk's Office (Probate Division), hereby releases, remises and quitclaims unto Ann G. O'Day, Trustee of the Denis M. O'Day Bypass Trust, and to her successors in trust, with full power to sell, transfer, mortgage and convey without signature of any beneficiary, all of the right, title and interest of the decedent and the decedent's estate in and

to a certain tract or parcel of land in the State of Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

WITNESS my hand on this 4th day of November, 2014.

Ann G. O'Day, Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Ann G. O'Day, Executrix, with whom I am personally acquainted, and who acknowledged that he or she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, on this the 4th day of November, 2014.

Notary Public

My Commission Expires:

LINDSAY KEEFE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

MY COMMISSION EXPIRES: December 6, 2016

EXHIBIT A

Legal Description

Land lying in Davidson County, Tennessee, more particularly described as follows:

> Being Lot No. 6 of Block 3 on the Plan of the Highlands of Belle Meade No. 1, as of record in Book 547, page 180, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Said Lot No. 6 fronts 160 feet on the easterly side of Nichol Lane, formerly Midland Drive and runs back 334-1/2 feet on the northerly line and 297 feet on the southerly line, to the westerly line of Lot No. 1 measuring 160 feet thereon.

Being the same property conveyed to Denis M. O'Day by Warranty Deed from Ann G. O'Day, of record as Instrument No. 20101130-0095026, Register's Office for Davidson County, Tennessee. Denis M. O'Day subsequently died on September 9, 2012 and devised his entire interest in the subject property to the Denis O'Day Bypass Trust by Will recorded in the Seventh Circuit Clerk's Office (Probate Division) on May 2, 2013 under Docket No. 13P-772.

This is improved property known as 1206 Nichol Lane, Nashville, Tennessee 37205.