BILL GARRETT, Davidson County
Trans:T20140088584 DEEDQC
Recvd: 11/24/14 16:13 2 pgs
Fees:12.00 Taxes:0.00
20141124-0108362

THIS INSTRUMENT PREPARED BY:
Watkins & McNeilly, PLLC
214 Second Avenue North, Suite 300
Nashville, TN 37201

EXECUTRIX'S QUITCLAIM DEED

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER
Paloma Taylor 5204 Park Avenue Nashville, TN 37209	Same	91-15-103

Pursuant to the Last Will and Testament of Samuel A. Baron, duly admitted to probate in Davidson County, Tennessee, and of record in matter number 13P-1284 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) Clerk's office, and to more particularly describe the real property devised under said Will, I, Lane White, Executrix of the Estate of Samuel A. Baron, hereinafter "Grantor," do hereby quitclaim and by these presents do transfer and convey unto Paloma Taylor, her heirs and assigns, all of Grantor's right, title and interest in and to that certain tract or parcel of real property located in Davidson County, Tennessee and more fully described as follows:

LAND in Davidson County, Tennessee, being part of Block No. 2, on the Map of the Realty Saving Bank & Trust Company's Revised Plan of the West Extension of Charlotte Park Company's First Addition, as of record in Book 421, page 18, said Register's Office.

BEGINNING at a point in the North margin of Park Avenue, formerly List Avenue, 100 feet West of the westerly margin of 52nd Avenue North, to the South margin of an alley; thence with the margin of said alley 50 feet westerly to a point; thence southerly 150 feet to the North margin of Park Avenue; thence with the margin of Park Avenue easterly 50 feet to the point of the beginning.

Being the same property conveyed to Samuel A. Baron by Warranty Deed from Dick Williams and wife, Susan R. Williams, of record in Book 6931, page 172, Register's Office for Davidson County, Tennessee.

This improved property is known as 5204 Park Avenue, Nashville, Tennessee 37209.

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

Grantor conveys in her fiduciary capacity only and not individually.

WITNESS my hand this 24 day of November, 2014.

ESTATE OF SAMUEL A. BARON

By: Lane White
LANE WHITE, Executrix

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Erik Thorngren, a Notary Public of said county, LANE WHITE, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he is serving as the Executrix of the Estate of Samuel A. Baron and that as such Executrix she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 24th day of November, 2014.

Notary Public

ERIK THORNGREN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

My Commission Expires:

May 3, 2016

This conveyance is exempt from recordation tax under T.C.A. § 67-4-409(a)(3)(D) as being the implementation of a testamentary devise. No oath of value is required for this deed in accordance with the provisions of T.C.A. § 67-4-409(a)(5).