This Instrument Prepared By:
Sherrard & Roe PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Davidson County DEEDWARR
Recvd: 12/18/14 11:22 4 pgs
Fees:22.00 Taxes:0.00
20141218-0115868

EXECUTOR'S DEED

Address New Owners:
James N. McFarlin, Jr., et. al.
980 Battle Road
Nolensville, TN 37135

Send Tax Bills To:
same

Map/Parcel Number:
Map 187
Parcel 36

WHEREAS, William T. McFarlin (the "Decedent") died on March 19, 2014 and Decedent's Last Will and Testament, dated April 1, 1996, was admitted to probate on May 8, 2014, as File No. 14P-711 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) (the "Will");

WHEREAS, James N. McFarlin, Jr. is the duly appointed Executor (the "Executor") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Executor desires to convey all of the Decedent's right, title and interest, being an undivided 50% interest, in and to certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property"), to (i) James N. McFarlin, Jr., as to a 25% undivided interest and (ii) Donna Renata Dobson, as to a 25% undivided interest, in order to settle matters of the Estate in accordance with the terms of the Will.

NOW, THEREFORE, in consideration of the foregoing premises and no other monetary consideration, the Executor hereby transfers, and conveys all of the Executor's right, title and interest, being a 50% undivided interest, in the Property to (i) James N. McFarlin, Jr., as to a 25% undivided interest, and (ii) Donna Renata Dobson, as to a 25% undivided interest (the "Beneficiaries").

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

This is unimproved property known as Battle Road, Nolensville, Tennessee 37135.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Beneficiaries, their successors and assigns, forever; and the Executor hereby transfers, assigns, and sets over unto the Beneficiaries, all of the Estate's right, title and interest in the said Property with full benefit of the Executor's warranties to the maximum extent that he can or should do as Executor, but not further or otherwise.

IN WITNESS WHEREOF, the Executor has executed this instrument this 18th day of December, 2014.

James N. McFarlin, Jr., Executor
Estate of William T. McFarlin

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, James N. McFarlin, Jr., who upon oath acknowledged that he is the Executor of the Estate of William T. McFarlin, deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 18th day of December, 2014.

Carla L Lovell
Notary Public

My Commission Expires: 8-23-2016

CARLA L. LOVELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Carla L. Lovell
My Commission Expires
August 23, 2016
STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409 (a)(3)(D).

Affiant

Subscribed and sworn to before me this 18th day of December, 2014.

Carla L Lovell
Notary Public

My Commission Expires: 8-23-2016

CARLA L. LOVELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Carla L. Lovell
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EXHIBIT A

Land in the 5th Civil District of Davidson County, Tennessee, being Lots Nos. 1 and 2 of the William M. Battle land as partitioned in the case of I. J. Battle, et al, vs. J. R. Feeney, et al, by Order of the Court of record in Minute Book 3, page 582 to 586, Davidson County, Court Clerks Office and being more particularly described according to a survey of J. Bruce Rainey, Surveyor, No. 823, dated August 28, 1891 as follows:

Beginning at an iron pin, said point of beginning being the Northeast corner of this tract and also being in the south line of the land acquired by William Guthrie by deed of record in Book 4966, page 332, said Register's Office, and also being in the westerly line of the Betty Battle land; thence with Guthrie's south line North 85° 32' 23" West 2297.17 feet to an iron pin in the easterly line of the O. D. Guthrie land; thence with the line of the O. D. Guthrie land and continuing along the easterly line of a different William Guthrie tract, South 04° 00' 57" West 1060.52 feet to an iron pin being the northwest corner of the Wilma Auerbach land of record in Book 4966, page 335, said Register's Office; thence along Auerbach's northerly line and a fence, as follows: South 85° 13' 56" East 166.64 feet to an iron pin; thence South 85° 46' 30" East 117.31 feet to an iron pin; thence South 86° 09' 51" East 188.68 feet to an iron pin; thence South 85° 29' 03" East 117.15 feet to an iron pin; thence South 85° 41' 00" East 163.37 feet to an iron pin; thence South 85° 27' 10" East 265.54 feet to an iron pin; thence South 81° 50' 32" East 20.36 feet to an iron pin; thence South 86° 12' 29" East 117.81 feet to an iron pin; thence South 85° 51' 41" East 263.84 feet to an iron pin; thence South 85° 48' 55" East 178.64 feet to an iron pin; thence South 86° 07' 33" East 289.78 feet to an iron pin; thence North 03° 35' 07" East 353.74 feet to an iron pin; thence South 85° 21' 07" East 337.81 feet to an iron pin; thence South 85° 44' 18" East 84.11 feet to an iron pin at a fence corner in the westerly line of the Betty Battle land; thence with said westerly line and a fence North 03° 18' 05" East 257.72 feet to an iron pin; thence North 2° 59' 13" East 443.18 feet to the point of beginning, containing 52.55 acres, more or less.

Being part of the same property conveyed to William Turner McFarlin and James N. McFarlin by deed from the Heirs at Law of Roberta L. McFarlin, of record in Book 5801, page 180, Register's Office for Davidson County, Tennessee.

Together with a sixteen foot wide easement for an "Avenue" for access from said above described tract, as well as other tracts, the westerly line of which extends from the southwest corner of said above-described tract and along the westerly line extended of said above-described tract in a southerly direction to the north margin of Battle Road, said "Avenue" having been established by said Court in matter of Battle vs. Feeney referred to above.

This conveyance is made subject to the sixteen foot wide "Avenue" referred to above which extends along the entire westerly line of said above-described tract for ingress and egress of the said first mentioned William Guthrie Tract to Battle Road.

CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Carla L Lovell
Carla L. Lovell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carla L. Lovell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 18th day of December, 2014.

Erin M. Walker
Notary Public

My Commission Expires: 9-10-18

ERIN M. WALKER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Erin M. Walker
My Commission Expires
September 10, 2018
STATE OF TENNESSEE