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

Davidson County DEEDWARR
Recvd: 01/21/15 14:35 5 pgs
Fees:27.00 Taxes:0.00
20150121-0005969

CO-EXECUTORS' DEED

Address New Owners:
Anne B. Isenhour Exempt
Family Trust
Albert P. Isenhour, Thomas
Keyser Isenhour and Ashley
Isenhour Edwards, Co-Trustees
260 Dwight Road
Middletown, NJ 07748

Send Tax Bills To:
Anne B. Isenhour Exempt
Family Trust
c/o Thomas Keyser Isenhour
260 Dwight Road
Middletown, NJ 07748

Map/Parcel Number:
130-08-0-E-011

WHEREAS, Anne B. Isenhour (the "Decedent") died on January 13, 2014, and Decedent's Last Will and Testament, dated January 7, 1997, and First Codicil dated April 27, 2012, were admitted to probate on January 30, 2014, as File No. 14P-89 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) (collectively, the "Will");

WHEREAS, Thomas Keyser Isenhour and Ashley Isenhour Edwards are the duly appointed Co-Executors (the "Co-Executors") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Co-Executors desire to convey all of the Decedent's right, title and 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 Albert P. Isenhour, Thomas Keyser Isenhour and Ashley Isenhour Edwards, Co-Trustees, and their successors in trust, of the Anne B. Isenhour Exempt Family Trust 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 Co-Executors hereby transfer, and convey all of the Co-Executors' right, title and interest in the Property to Albert P. Isenhour, Thomas Keyser Isenhour and Ashley Isenhour Edwards, Co-Trustees, and their successors in trust, of the Anne B. Isenhour Exempt Family Trust (the "Beneficiary").

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

Trustee shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Beneficiary, its successors and assigns, forever; and the Co-Executors hereby transfer, assign, and set over unto the Beneficiary, all of the Estate's right, title and interest in the said Property with full benefit of the Co-Executors' warranties to the maximum extent that the Co-Executors can or should do as Co-Executors, but not further or otherwise.

IN WITNESS WHEREOF, the Co-Executors have executed this instrument this 16th day of January, 2015.

Thomas Keyser Isenhour, Co-Executor
Estate of Anne B. Isenhour

STATE OF New Jersey)
)
COUNTY OF Union)

Personally appeared before me, a Notary Public in and for said State and County, Thomas Keyser Isenhour, who upon oath acknowledged that he is the Co-Executor of the Estate of Anne B. Isenhour, 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 Elizabeth, NJ, this 16th day of January, 2015.

Arlene G. Heagney
Notary Public

My Commission Expires: 8-16-2018

(Remainder of page intentionally left blank.)

ARLENE G. HEAGNEY
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Aug. 16, 20

Ashley Isenhour Edwards

Ashley Isenhour Edwards, Co-Executor
Estate of Anne B. Isenhour

STATE OF Tennessee)
)
COUNTY OF Davidson)

Personally appeared before me, a Notary Public in and for said State and County, Ashley Isenhour Edwards, who upon oath acknowledged that she is the Co-Executor of the Estate of Anne B. Isenhour, 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 she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville TN, this 13 day of January, 2015.

Meredith B. Brown

Notary Public

My Commission Expires: March 7, 2017.

MEREDITH B. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

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 16th day of January, 2015.

Notary Public

My Commission Expires: 9/11/2017

BEVERLY SEBASTIAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 11, on the Plan of Wellington Park, a residential planned unit development, of record in Book 6200, Page 409, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Anne B. Isenhour, by deed from Freda Acuff, unmarried, dated December 6, 2005, of record in Instrument No. 20051214-0149947, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all easements, restrictive covenants and conditions, and other matters of record, including all items set out on any applicable plat of record.

This property is improved property known as 102 Wellington Park Court, Nashville, TN 37215.

CERTIFICATE OF AUTHENTICITY

I, Michel G. Kaplan, 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.

Michel G. Kaplan

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Michel G. Kaplan, 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 21st day of January, 2015.



NOTARY PUBLIC
Beverly Sebastian
My Commission Expires
September 11, 2017
STATE OF TENNESSEE

Notary Public

My Commission Expires: 9/11/2017