BILL GARRETT, Davidson County
Trans:T20150009436 DEEDWARR
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Fees:12.00 Taxes:0.00
20150206-0011182

This instrument was prepared by:
Joseph T. Zanger, Attorney
135 Clif Garrett Drive
White House, TN 37188

Send Tax Bill to:
New Owner:
Margie Talton
313 Melissa Drive
Goodlettsville, TN 37072

Legal Ref #00009623-0000090

EXECUTORS' DEED

WHEREAS, Windell L. Taylor (the "Decedent") died on March 11th, 2014 and Decedent's wife Robbie Taylor died on May 13th, 2013 and Decedent's Last Will and Testament, dated 12/20/2012 (the "Will"), was admitted to probate on May 14, 2014, as File No.14P662 in the Seventh Circuit Court for Davidson County, Tennessee Probate Division (the "Court");

WHEREAS, Marjorie Talton was the duly appointed Executrix of the Decedent's Estate under the Will; and

WHEREAS, pursuant to an Order filed with the Court dated May 14th, 2014, the Executrix is authorized to transfer estate assets in accordance with the Decedent's Will; and

WHEREAS, the Executrix desires to convey all of the Decedent's right, title and interest in and to certain real property located in Davidson County Tennessee, and incorporated herein by reference (the "property") to Blaine Smith, Ron Taylor, and Marjorie Talton in order to settle matters of the Estate in accordance with the terms of the Will;

NOWTHEREFORE, 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 in the Property to Blaine Smith, Ron Taylor, and Marjorie Talton.

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

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belongs to the Beneficiary, its successors and assigns, forever; and the Executor hereby transfers, assigns and sets over unto the Beneficiary, 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 she can or should so as Executor, but not further or otherwise.

Land in Davidson County, TN being Lot No. 7A on the plan of the Dodd-Taylor Subdivision, of record in plat book 8250 Page 353, Registers Office for said County, to which plan reference is herein made for a more complete description of said property.

Being the same property conveyed to Windell L. Taylor and Robbie Taylor by LaVern W. Dodd on the 20th day of March 1995 recorded Book 9623 Pg. 90, Register's Office for said County.

IN WITNESS WHEREOF, the Executor has executed this instrument this 10 day of November, 2014.

Marjorie Talton
Executrix of Estate of Windell Taylor

STATE OF TENNESSEE)

COUNTY OF)

Personally appeared before me, a Notary Public in and for said State and County, Marjorie Talton, who upon oath acknowledged that she is the Executrix of the Estate of Windell L. Taylor, 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 White House, Tennessee, this 10 day of November, 2014.

LINDA S. ZANGER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF SUMNER

Notary Public

My commission Expires:7/19/16

STATE OF TENNESSEE)
COUNTY OF SUMNER)

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 10 day of November, 2014.

Notary Public

My Commission Expires: 7/19/16

LINDA S. ZANGER NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF SUMNER