BILL GARRETT, Davidson County
Trans:T20150019788 DEEDQC
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Fees:22.00 Taxes:0.00
20150318-0023347

This instrument prepared by:
Mark E. Morrison
323 Union Street, Suite 400
Nashville, Tennessee 37201

EXECUTOR'S QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NO.
Demetros Family Limited Partnership 608 Lynwood Boulevard Nashville, TN 37205	Same	Map: 104-02-Q Parcels 1 and 2

WHEREAS, ETHEL LOUISE DEMETROS (being one and the same as "Louise Demetros") (hereinafter referred to as "Decedent") owned units 1 and 2 in the Acklen Park Condominiums, by deed of record in Book 9850, page 376, as more particularly described on Exhibit "A", attached hereto and incorporated herein by reference (the "Property"); and

WHEREAS, Decedent died on November 10, 2013; and

WHEREAS, the Last Will and Testament of Ethel Louise Demetros (the "Will") has been probated in Docket Number 14P 1438; and

WHEREAS, Harry G. Demetros, Jr. has been appointed Executor of Decedent's estate; and

WHEREAS, pursuant to the Will, item 4(b), Decedent bequeathed all right, title and interest in Units 1 and 2 of Acklen Park Condominiums located at 205 Acklen Park Drive, Nashville, Tennessee, to her three (3) daughters, Elaine Demetros Bly, Harriett Demetros Simpson and Regina Ann Cockerham, as tenants in common; and

NOW, THEREFORE, Harry G. Demetros, Jr., Executor, hereby executes this Deed to evidence the ownership of the Property, as follows:

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Harry G. Demetros, Jr., Executor of the estate of Ethel Louise Demetros (the "Grantor"), has bargained and sold, and by these presents does transfer and convey unto Elaine Demetros Bly a one-third (1/3) undivided interest, Harriett Demetros Simpson a one-third (1/3) undivided interest, and Regina Ann Cockerham a one-third (1/3) undivided interest (the "Grantees"), their successors and assigns, in and to that certain land in Davidson County, State of Tennessee, as more particularly described on Exhibit "A", attached hereto and incorporated herein by reference.

(Remainder of page intentionally left blank; signature page follows.)

WITNESS my hand on this 16th day of March, 2015.

HARRY G. DEMETROS, JR.
Executor of the Estate of Ethel Louise Demetros
Probate No. 14P 1438

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration, or value, whichever is greater, for this transfer is $ -0-.

Affiant

Sworn to and subscribed before me this 16th day of March, 2015.

NOTARY PUBLIC
My Commission Expires:

MARK E. MORRISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public, HARRY G. DEMETROS, JR., Executor of the Estate of Ethel Louise Demetros, Probate No. 14P 1438, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 16th day of March, 2015.

NOTARY PUBLIC
My Commission Expires:

MARK E. MORRISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

EXHIBIT A

Land in Davidson County, Tennessee, being Units No. 1 and 2 of Acklen Park Condominiums, created under Title 66, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed, of record in Book 6907, page 54, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to plat of Acklen Park Condominiums, of record in Book 7739, page 997, said Register's Office, for a more complete identification and description of such unit.

Being part of the same property conveyed to Louise Demetros from George Gianikas and Louise Demetros by Quitclaim Deed of record in Book 9850, page 576, said Register's Office.

The premises herein conveyed is a condominium apartment established pursuant to all the provisions of the Tennessee "Horizontal Property Act", as the same is set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject to the By-Laws for the administration thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitation all conditions, covenants, restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Acklen Park Condominiums, of record in Book 7739, page 952, Register's Office for Davidson County, Tennessee.