Prepared by and Recording Requested by:
Gaines & Associates PLLC
Maryland Farms
5214 Maryland Way, Suite 402
Brentwood, TN 37027

Tax Parcel #:Map 84-1 Parcel 78

SPECIAL TRUSTEE DEED

Owner & Property Address:
UNADELL WARD, Trustee
MAEBELLE N. DENNEY
LIVING TRUST
108 Blue Hills Court
Nashville, TN 37214

Mail Tax Statements To:
Thomas Edwin Rogers
2703 Pepperdine Drive
Murfreesboro, TN 37128

The GRANTOR, UNADELL WARD, Trustee of the MAEBELLE N. DENNEY LIVING TRUST, dated September 5, 2014, for and in consideration of Ten Dollars ($10.00), cash in hand paid, together with other good, valuable, and satisfactory consideration, the receipt of all of which is hereby acknowledged, does hereby bargain, sell, remise, release, quit claim, and convey grantors right, title, and interest in and to the below-described property to:

THOMAS EDWIN ROGERS

Said real estate is located in Davidson County, Tennessee, and is more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot 11, on the Plan of Rosebank Court, of record in Book 5106, Page 72, in the Register's Office for said County.

Said Lot No. 11 fronts 125 feet on the southerly side of Colbert Drive and runs back 166 feet on the easterly line and 177.2 feet on the westerly line, to a broken line in the rear, measuring 125.9 feet, thereon.

Being the same property conveyed to the party of the first part by Quit Claim Deed of record at Instrument Number 20140910-0082852, in said Register's Office.

MAEBELLE N. DENNEY died on September 11, 2014 and property having vested in THOMAS EDWIN ROGERS as the beneficiary of the MAEBELLE N. DENNEY LIVING TRUST.

SAID GRANTEE TO HAVE the full power to sell, mortgage, rent, lease and convey, without the purchaser, lender, mortgagee, or tenant being required to see to the distribution and application of any proceeds of sale, loan or rent.

No abstract or survey furnished for preparation of this instrument.

The preparer of this deed makes no representation as to the status of title to the property described hereto. This deed has been prepared solely from information furnished to the preparer, who makes no representation whatsoever other than it has been accurately transcribed from the information provided.

BILL CARRETT, Davidson County
Trans:T20150026361 DEEDQC
Recvd: 04/09/15 08:33 2 pgs
Fees:12.00 Taxes:0.00
20150409-0031081

IN TESTIMONY WHEREOF, this instrument has been executed this 26 day of March, 2015, by the undersigned.

Unadell Ward, Trustee
UNADELL WARD, Trustee

STATE OF NORTH CAROLINA
COUNTY OF Watauga

Before me, a Notary Public in and for said state and county, duly commissioned and qualified, personally appeared UNADELL WARD to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed the same as a free act and deed.

WITNESS my hand and Notarial Seal at office this 26 day of March, 2015.

NOTARY PUBLIC

Jane C. Thompson
Notary Public
Watauga County
North Carolina
My Commission Expires 6/27/2015

My Commission Expires: 6/27/2015

THIS TRANSFER IS EXEMPT FROM THE PAYMENT OF ANY TRANSFER TAX AS PROVIDED IN T.C.A. § 67-4-409(a)(3)(G).

STATE OF NORTH CAROLINA
COUNTY OF Watauga

I hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for this transfer is Ten Dollars ($10.00).

Unadell Ward Trustee
AFFIANT

Subscribed and sworn to before me this 26 day of March, 2015.

NOTARY PUBLIC

Jane C. Thompson
Notary Public
Watauga County
North Carolina
My Commission Expires 6/27/2015

My Commission Expires: 6/27/2015