Prepared by:
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20150515-0045077

PERSONAL REPRESENTATIVE'S QUITCLAIM DEED

ADDRESS OF OWNER:	SEND TAX BILLS TO:	MAP/PARCEL ID:
Thomasena M. Wood 4424 Enchanted Circle Nashville, TN 37218	(SAME)	026 05 0 108.00

Eric Kevin Wood, Sr. (hereinafter referred to as the "Decedent") died on January 21, 2015, leaving a Last Will and Testament dated March 3, 2010. The Last Will and Testament was admitted to probate on March 26, 2015 in the Seventh Circuit Court, Probate Division, for Davidson County, Tennessee, and assigned the case number 15P-409. The Personal Representative, THOMASENA MYERS WOOD is duly qualified. Debts of the Decedent have been paid. The Personal Representative, by signing this Personal Representative's Quitclaim Deed, releases any right the Personal Representative has to recover this property in the event of the insolvency of Decedent's estate.

THEREFORE, IN CONSIDERATION of One Dollar ($1.00), the receipt of which is hereby acknowledged, THOMASENA MYERS WOOD, Personal Representative of the Estate of Eric Kevin Wood, Sr. (hereinafter referred to as "Grantor"), by these presents and for the purpose of administering said estate, does hereby quitclaim and convey unto THOMASENA MYERS WOOD, (hereinafter referred to as "Grantee"), her successors and assigns, any and all right, title, and interest in and to the following described property located in Davidson County, Tennessee, to-wit:

See Exhibit A attached hereto for Legal Description and Derivative Clause.

The legal description stated above has been taken from the prior Warranty Deed conveying the interest in said property to the Decedent. The draftsperson assumes no liability as to the accuracy thereof. This transfer is by quitclaim and Grantor makes no warranties about the title.

WITNESS MY HAND this 13th day of May, 2015.

ESTATE OF ERIC KEVIN WOOD, SR., GRANTOR

By: Thomasena Myers Wood
THOMASENA MYERS WOOD,
Personal Representative

STATE OF TENNESSEE)
COUNTY OF DAVISON)

Personally appeared before me Tommy C. Estes, a Notary Public of this County, THOMASENA MYERS WOOD, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she is the Personal Representative of the Estate of Eric Kevin Wood, Sr., and that she executed the within instrument for the purposes therein contained for and on behalf of said estate.

WITNESS MY HAND, at office, this 13th day of May, 2015.

TOMMY C. ESTES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAY 3, 2016

Tommy C. Estes
Notary Public
My Commission Expires: 05-03-2016

This conveyance is exempt from Tennessee recordation tax pursuant to Tennessee Code Annotated, Section 67-4-409(a)(3)(D).

EXHIBIT A

Legal: Lot 1 Roscoe Place Block I ReSub Lots 12-14

Land in Davidson County, Tennessee, described as follows:

Tract 1:

Being a certain tract or parcel of land lying in the 10th Councilmanic District of Davidson County Tennessee, being more particularly described according to a survey R.L. Montoya Land Surveying, Inc, dated October 6, 1999, and being Lots 12, 13 and 14 of Block "I" on the Plan of Fourth Addition Roscoe Place of record in Book 843, page 74, Register's Office for said County, more particularly described as follows:

Beginning at an Iron Rod (old) in the west margin of East Avenue, said point being the northeast corner of the herein parcel, and the southwest most corner of a tract of land belonging to George K. Preston IV, evidenced in Deed Book 10586, page 429, in the Register's Office of Davidson County, Tennessee, thence; following the aforementioned margin South 8 degrees 15 minutes 43 seconds West, 111.70 feet to an Iron Rod (new), thence; continuing along said margin, following a curve to the right, said curve having a radius of 320.50 feet, an arc length of 41.11 feet, a chord distance of 41.08 feet, a tangent length of 20.58 feet, and a delta angle of 07 degrees 20 minutes 56 seconds, to a point on the north margin of the Frances Street (abandoned), thence; along the north margin of the abandoned Frances Street, North 81 degrees 12 minutes 43 seconds West, 145.30 feet to point on the west line of the herein described parcel and the east line of a tract of land belonging to Dennis and Cindy Bethuny, as evidenced in Deed Book 11162, page 350, in the Register's Office of Davidson County, Tennessee, thence; along said line, North 8 degrees 15 minutes 43 seconds East 213.00 feet, to a pipe (old) thence; South 81 degrees 20 minutes 49 seconds East 147.92 feet to the point of beginning, containing +/- 22,508.436 sq. ft. and/or +/- 0.517 acres.

Tract 2:

Being the abandoned portion of Frances Street, lying in the 10th Councilmanic District of Davidson County, Tennessee, that lies south of Lots 12, 13 and 14, of Block "I" on the Map of the 4th Addition to Roscoe Place, as evidenced in Plat Book 843, page 74, Register's Office of Davidson County, Tennessee, being more particularly described according to a survey by R. L. Montoya Land Surveying, Inc., dated October 9, 1999, as follows:

Beginning at the intersection of the north margin of the abandoned Frances Street and the west margin of East Avenue, thence; continuing along the west margin of East Avenue in a southerly direction, following a curve to the right, said curve having a radius of 320.50 feet, an arc length of 51.05 feet, a chord distance of 51.00 feet, a tangent distance of 25.58 feet, and a delta angle of 9 degrees 07 minutes 37 seconds to the intersection of the south margin of the abandoned Frances Street and the west margin of East Avenue, thence; leaving said margin, North 81 degrees 12 minutes 43 seconds West, 134.77 feet to a point on the east line of the herein described parcel and the west line of a tract of land belonging to Dennis and Cindy Bethuny, as evidenced in Deed Book 1162, page 350, in the Register's Office of Davidson County, Tennessee, thence, continuing along said line North 8 degrees 15 minutes 43 seconds East, 50.00 feet, to the intersection of the aforementioned line and the north margin of the abandoned Frances Street, thence; along the north margin of the abandoned Frances Street, South 81 degrees 12 minutes 43 seconds East, 145.30 feet to the point of beginning, containing +/- 7,001.588 sq. ft. and/or +/- 0.161 acres.

Being part of Frances Street closed by City of Goodlettsville Ordinance No. 76-203 adjacent to the property described in Tract 1 herein.

Being the same property conveyed to Eric K. Wood, Sr., married by Warranty Deed from Elsie B. Duncan, Trustee for the Henry W. Bagsby Hollywood Trust on October 21, 1999, and filed of record in Deed Book 11718, page 133, in the Register's Office for Davidson County, Tennessee.

This is improved property known as 206 Rivergate Parkway, Goodlettsville, in Davidson County, Tennessee 37072.