BILL GARRETT, Davidson County
Trans:T20150053323 DEEDQC
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Fees:12.00 Taxes:0.00
20150702-0063973

PREPARED BY:

Michael M. Castellarin, Esq.
95 WHITE BRIDGE ROAD
SUITE 509, CAVALIER BUILDING
NASHVILLE, TN 37205-1427
(615) 356-8130 x4
(615) 356-8138 (fax)

EXECUTOR'S QUITCLAIM DEED

Address of New Owner(s)	Send Tax Bills To:	Parcel Identification
John A. Varley 813 Neartop Drive Nashville, TN 37205	Same	10310008800

Know all men by these presents that John A. Varley, as executor of the Estate of Ellen Austin Coode Varley, administered in the Seventh Circuit Court for Davidson County, Tennessee, Docket No: 14P-987, for and in consideration of the sum of ten and no/100 dollars($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and for the purpose of making a distribution from the Estate of Ellen Austin Coode Varley, or releasing any claim of the Estate of Ellen Austin Coode Varley, hereby quitclaims and conveys to John A. Varley any and all interest that the Estate of Ellen Austin Coode Varley may have in the following property:

> Being Lot No. 83 on the Plat of Brookside Court, Addition No. 4, Section 3, as of record in Book 2083, page 25, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 83 fronts 78 feet on the westerly side of Neartop Drive and runs back between parallel lines 287.4 feet to a dead line, measuring 78 feet thereon.
>
> Being the same property conveyed to William P. Varley (deceased) and wife, Ellen A. Varley, by deed from John U. Wilson and wife, Louise Wilson, as of record in Book 2138, page 265, Register's Office for Davidson County, Tennessee. The said William P. Varley having since died the property is vested in Ellen A. Varley by operation of law.

This is improved property known as 813 Neartop Drive, Nashville, Tennessee 37205.

This instrument is exempted from the valuation oath pursuant to *Tennessee Code Annotated* § 67-4-409(a)(5).

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument was prepared based solely upon information supplied by the parties, no record search having been conducted to verify the property description or to determine ownership or status of title.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 29 day of JUNE, 2015.

John A. Varley

John A. Varley, Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan Long Oliver, a Notary Public in and for said County and State, the within named, John A. Varley, Executor, of the Estate of Ellen Austin Coode Varley, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 29th day of June, 2015.

Susan Long Oliver
Notary Public

My Commission Expires: 5-8-18

