This Instrument Prepared By:
Sherrard & Roe PLC (LRK)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

Davidson County DEEDWARR
Recvd: 07/22/15 16:09 5 pgs
Fees:27.00 Taxes:0.00
20150722-0072049

EXECUTOR'S DEED

Address New Owners:
C. Wendell Waller, Jr. and
J. Scott McCullough, Co-Trustees
Waller Residuary Trust
121 Wynlands Circle
Goodlettsville, TN 37072

Send Tax Bills To:
same

Map/Parcel Number:
04800000100

WHEREAS, Charles Wendell Waller, Sr. (the "Decedent") died on and Decedent's Last Will and Testament, dated April 28, 1997, was admitted to probate on April 30, 2014, as Docket No. 14P-658 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) (the "Will");

WHEREAS, Barbara Waller is the duly appointed Executor (the "Executor") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Executor desires to convey all of the Decedent's right, title and interest in and to certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property") to C. Wendell Waller, Jr. and J. Scott McCullough, Co-Trustees of the Residuary Trust under the will of Charles Wendell Waller, Sr. (the "Waller Residuary Trust"), in order to settle matters of the Estate in accordance with the terms of the Will;

NOW, THEREFORE, 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 (which is a $1/5^{th}$ interest) to C. Wendell Waller, Jr. and J. Scott McCullough, Co-Trustees of the Residuary Trust u/w of Charles Wendell Waller, Sr. (the "Beneficiary").

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 belonging to the Beneficiaries, their 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 do as Executor, but not further or otherwise.

IN WITNESS WHEREOF, the Executor has executed this instrument this _____ day of _____, 2015.

Barbara Waller

Barbara Waller, Executor
Estate of Charles Wendell Waller, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Barbara Waller, who upon oath acknowledged that she is the Executor of the Estate of Charles Wendell Waller, Sr., 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 Nashville, Tennessee, this 10th day of July, 2015.

Lindsey Waller

Notary Public

My Commission Expires: 9/11/17

LINDSEY WALLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES September 11, 2017

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409 (a)(3)(D).

Charles Wendell Waller Jr.

Affiant

Subscribed and sworn to before me this 21st day of July, 2015.

Lindsey Waller

Notary Public

My Commission Expires: 9/11/17

LINDSEY WALLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES September 11, 2017

EXHIBIT "A"

A certain tract or parcel of land situated in the County of Davidson, State of Tennessee, and bounded and described as follows:

Beginning at a point in Carney's branch in the original E. Boundary line of the Carney tract; and runs thence down said branch, N. 58 degrees E. 22 poles to a point in said branch; thence N. 29-1/2 degrees W. 32 poles to a stone and two hickories, thence N. 32-1/2 poles to a point in said Carney's East boundary line on a ridge; thence with the top of said ridge, S. 88 degrees W. 19-2/10 poles to a chestnut tree; thence N. 62-1/2 degrees W. 16-10/100 poles to a stake; thence S. 56-1/2 degrees W. 14-3/10 poles to a blackgum tree; thence S. 35 degrees 10-7/10 poles to a black oak; thence S. 17-1/2 degrees W. 19-3/10 poles to a hickory and oak; S. 68-1/2 degrees W. 29 poles to a stake, stopping at an oak; S. 87-1/2 degrees W. 13-2/10 poles to a stake, oak and chestnut pointers; N. 86-1/2 degrees W. 27-6/10 poles to a stake, and gum pointers; S. 59-1/2 degrees W. 6 poles to chestnut pointers; S. 37-1/2 degrees W. 18 poles; thence S. 67-3/4 degrees W. 16 poles to a stake and W. oak pointers; S. 85-1/2 degrees W. 16 poles, S. 57-1/2 degrees W. 21-3/10 poles to a black oak; thence S. 16-1/2 degrees W. 16 poles to a chestnut on side ridge; N. 87-3/9 degrees W. 40 poles to a hickory in a low gap of said ridge; thence N. 69-1/2 degrees W. 27-1/2 poles to a chestnut (down) J. Dunn's corner; thence S. 46 degrees W. 26 poles to a hickory and chestnut pointers; thence S. 12 degrees E. 24 poles to oak stump and pointers; thence S. 80 degrees W. 47 poles to oak stump; thence S. 20 degrees E. 17 poles to black oak; thence N. 70 degrees E. 28 poles to dogwood and black oak; thence S. 79 degrees E. 20 poles to white oak on a ridge; thence South 11-1/2 degrees E. 20 poles to a stake; thence South 14-1/2 poles to black oak; thence S. 43 degrees E. 19 poles to blackoak; thence S. 5 degrees W. 40 poles to oak; thence S 87-1/2 degrees E. 35-6/10 poles to stake; thence N. 40-1/2 degrees E. 20-3/10 poles to a hickory and poplar, Stumps' old corner; thence S. 56 degrees E. 3/8/10 poles to a stake; thence N. 80-1/4 degrees E. 25-1/4 poles to a stake on ridge; thence S. 22-1/4 degrees E. 26-4/10 poles to a stake and pointers; thence S. 8 degrees E. 14 poles to poplar (old corner) S. 6 degrees W. 2-1/4 poles to a stone pipe on ridge; thence E. 20 poles to stake and pointers; thence N. 64-1/3 degrees E. 10 poles to a beech; thence N. 44 degrees E. 27-1/3 poles to 2 oaks on ridge (old corner); N. 32 degrees E. 10 poles; N. 81-1/2 degrees E. 12 poles; S 81-1/2 degrees E. 13 poles to black oak (D. Craig's corner) on ridge; N. 51 degrees E. 22 poles; N. 4-1/2 degrees E. 16 poles N. 27-1/2 degrees E. 12 poles; N. 18 degrees E; 8 poles; N. 16 degrees W. 20 poles; N. 34 degrees E. 21 poles to a stone; thence E. 6 degrees to a stone on ridge (D. Craig's corner); thence N. 78 poles to the beginning, containing 294 acres by a survey of W. Z. Hitt, surveyor, March 21, 1892.

BEING the same property conveyed to Oliver Waller, by Deed of Record in Book 900, page 537 and conveyed to Oliver Waller and wife, Mary Ellen Carney Waller in Quitclaim Deed, Book 4328, page 863, Register's Office for Davidson County, Tennessee. The said Oliver Waller and wife, Mary Ellen Carney Waller have both since died. Property now vested in The Heirs of Oliver Waller.

Less and except the property conveyed in Deed Book 1079, page 439; Book 1383, page 121; Book 2453, page 301; Book 2545, page 67; Book 4619, page 216; and Book 4746, page 978, Register's Office for Davidson County, Tennessee.

Being an interest in the property conveyed to Charles Wendell Waller, Sr. by deed from Betty Waller, Rusty Waller and others, of record at Instrument No. 20000713-0069419, Register's Office for Davidson County, Tennessee.

CERTIFICATE OF AUTHENTICITY

I, Linda R. Koon, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Linda R. Koon

Linda R. Koon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Linda R. Koon, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 22 day of July, 2015.

SARA WEEDMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

Sara Weedman

Notary Public

My Commission Expires: _____