Prepared by:
Record and Return to:
Chapman & Rosenthal Title, Inc.
1620 Westgate Circle, Suite 150
Brentwood, TN 37027

This Instrument Prepared By:
TITLE ESCROW OF BRENTWOOD, INC.
5111 Maryland Way, Ste. 205
Brentwood, TN 37027
(615)221-0032

ADDRESS NEW OWNER:
Mackenzie C. Shankland
Logan W. Britt
523 Hogan Road
Nashville, TN 37220

SEND TAX BILL:
Mackenzie C. Shankland
Logan W. Britt
523 Hogan Road
Nashville, TN 37220

MAP AND PARCEL:
16100001201

BILL GARRETT, Davidson County
Trans:T20150067059 DEEDWARR
Recvd: 08/12/15 10:36 3 pgs
Fees:18.00 Taxes:1054.50
20150812-0080638

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

The actual value or consideration, whichever is greater, for this transfer is $285,000.00

Marjorie A. Miller, Executrix
AFFIANT

Subscribed and sworn to before me this 10th day of August, 2015.

Ann B. Waddell
NOTARY PUBLIC

ANN B. WADDELL STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

My Commission Expires: 10/5/15

EXECUTRIX DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00), cash in hand paid by the Grantees and other good and valuable considerations accepted, the receipt and sufficiency of which is hereby acknowledged, **Majorie A. Miller, Executrix for the Estate of Otis O'Neal, Jr.,** pursuant to Letter of Testamentary and the Last Will and Testament Otis O'Neal, Jr. of record in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 15P-1263, has this day bargained and sold, and do hereby transfer and convey unto **Mackenzie C. Shankland and Logan W. Britt**, as joint tenants with rights of survivorship, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION, INCORPORATED HEREIN

This is improved property known 523 Hogan Road, Nashville, TN 37220.

And now **Majorie A. Miller, Executrix for the Estate of Otis O'Neal, Jr.,** for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey all interest unto the said **Mackenzie C. Shankland and Logan W. Britt**, as joint tenants with rights of survivorship, forever; and Grantor(s) covenant with the said Grantee(s) that the same is conveyed subject to such limitations and restrictions as may affect the premises. Wherever used, the singular shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this the 10th day of August, 2015.

Estate of Otis O'Neal, Jr.

By: Marjorie A. Miller, Executrix
Marjorie A. Miller, Executrix

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named **Marjorie A. Miller,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she as **Executrix of the Estate for Otis O'Neal, Jr.,** pursuant to the Letters of Testamentary of the Seventh Circuit Court of Davidson County, Tennessee, Probate Division, Docket No. 15P-1263, the bargainor, and as such Executrix, being so authorized, executed the within Deed for the purposes therein contained.

Witness my hand and official seal this the 10th day of August, 2015.

A B Waddell
NOTARY PUBLIC

ANN B. WADDELL
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

My Commission Expires: 10/5/15

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 2015-095

Being Lot No. 10 on the plan of Brentwood Hall, Section 1 of record in Book 2083, page 18, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Otis O'Neal and wife, Alice W. O'Neal by deed from Richard C. Strahan and wife, Shelda A. Strahan dated 10/4/76, of record in Book 5075, page 753, Register's Office for Davidson County, Tennessee. Alice W. O'Neal predeceased Otis O'Neal. Otis O'Neal died on July 22, 2015, testate, and his his Last Will and Testament being entered into the Seventh Circuit Court for Davidson County, Tennessee, at Nashville, Docket No. 15P-1263. Pursuant to the Last Will and Testament of Otis O'Neal, Jr. (a/k/a Otis O'Neal), Marjorie A. Miller, Executrix has full power to sell and covey title to said real property.

NOTE: Otis O'Neal, Jr. executed a sales contract prior to deceasing, therefore allowing the Executrix to execute this deed.