Prepared by:
Rudy, Paulus & Carney, PLLC
2012 21st Avenue South
Nashville, TN 37212
615-383-2903

BILL GARRETT, Davidson County
Trans:T20160003075 DEEDQC
Recvd: 01/13/16 08:15 4 pgs
Fees:22.00 Taxes:0.00
20160113-0003402

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer, or value of property (whichever is greater) is $0.00.

Affiant

Subscribed and sworn before me this 31 day of December, 2015.

Notary Public
My Commission Expires:

C. LOY CARNEY NOTARY PUBLIC STATE OF TENNESSEE COUNTY OF DAVIDSON My Commission Expires August 23, 2016

Address of New Owner:	**Send Tax Bills to:**	**Tax Information:**
Stephen S. Morris **PO Box 120307** **Nashville, TN 37212**	**Same**	**51120117.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged

Wayne E. Morris and Stephen S. Morris, Sucessor Co-Trustees to The Morris Family Revocable Living Trust Agreement dated 3/29/95 , (the "Grantor"),

has bargained and sold, and by these presents do transfer and convey, unto the said

Stephen S. Morris, (the "Grantee"),

their successors and assigns, all of their right, title and interest in and to that certain land in Davidson County, State of Tennessee, more particularly described as follows:

BEING Lots Nos. 27 & 28 on the Plan of Andrew Jackson's Addition to Montague Park, of record in Book 547, Page 83 & 84, Register's Office for Davidson County, Tennessee. (Prior legal description containing a deminimis error of reciting Page 83 & 94)

SAID Lots Nos. 27 & 28 front together 81.2 feet on the northerly side of Indian Trail, and runs back between lines 57.7 feet on the easterly line and 70.8 feet on the westerly line to a dead line measuring 80 feet thereon.

BEING the same property conveyed to Edward D. Morris and Elsa S. Morris, Trustees of the Morris Family Revocable Living Trust Agreement dated 3/29/95, of record at Book 9632, Page 812, Register's Office for Davidson County, Tennessee.

Each **heir** of the estate of Elsa S. Morris joins in this instrument to convey any interest to the Grantee named herein, the said Elsa S. Morris having since died January 24, 2015.

Each **Co-Executor** of the estate of Elsa S. Morris joins in this instrument to convey any interest to the Grantee named herein, said Co-Executors having been duly appointed by the Circuit Court of Davidson County Tennessee, on June 11, 2015, Docket 15P966.

Wayne E. Morris and Stephen S. Morris, Successor Co-Trustees to The **Morris Family Revocable Living Trust Agreement dated 3/29/95,** being appointed pursuant to Item XII A. of said trust agreement upon the death of Elsa S. Morris, join in this instrument to convey any interest held to the Grantee named herein.

Wayne E. Morris, Stephen S. Morris and Peggy M. Campbell, Successor Co-Trustees of the **Marital Trust** established under Item IV of the Morris Family Revocable Living Trust Agreement dated 3/29/95, being duly appointed on June 4, 2013 pursuant to Item XIII A. of said Trust Agreement, join in this instrument to convey any interest held to the Grantee named herein.

Wayne E. Morris, Stephen S. Morris and Peggy M. Campbell, Successor Co-Trustees of the **Family Trust** established under Item V of the Morris Family Revocable Living Trust Agreement dated 3/29/95, being duly appointed on June 4, 2013 pursuant to Item XIII A. of said Trust Agreement, join in this instrument to convey any interest held to the Grantee named herein.

This is improved property known as: **418 Indian Trail, Madison, TN 37115**

The legal description provided herein is exactly the same as in the prior recorded deed. Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hands this 31 day of December, 2015.

HEIRS OF THE ESTATE OF ELSA S. MORRIS, INDIVIDUALLY

Wayne E. Morris

Peggy M. Campbell

Stephen S. Morris

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Wayne E. Morris, Peggy M. Campbell, and Stephen S. Morris**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand this 31 day of December, 2015.

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires August 23, 2016

CO-EXECUTORS OF THE ESTATE OF ELSA S. MORRIS

Wayne E. Morris, Co-Executor

Peggy M. Campbell, Co-Executor

Stephen S. Morris, Co-Executor

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned a Notary Public in and for said County and State, the within named **Wayne E. Morris, Peggy M. Campbell, and Stephen S. Morris,** with whom I am personally acquainted, and who acknowledged that each is a Co-Executor of the **Estate of Elsa S. Morris**, the bargainor, and they are authorized to execute this instrument on behalf of the **Estate of Elsa S. Morris**, and have executed the within instrument for the purposes therein contained on behalf of said estate.

Witness my hand this 31 day of December, 2015.

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016

SUCCESSOR CO-TRUSTEES OF THE MORRIS FAMILY LIVING TRUST AGREEMENT DATED 3/29/95

Wayne E. Morris, Successor Co-Trustee

Stephen S. Morris, Successor Co-Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Wayne E. Morris and Stephen S. Morris**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged themselves as **Successor Co-Trustees** of **The Morris Family Revocable Living Trust Agreement dated 3/29/95**, and in their capacity as such **Successor Co-Trustees**, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand this 31 day of December, 2015.

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016

SUCCESSOR CO-TRUSTEES OF THE MARITAL TRUST ESTABLISHED UNDER ITEM IV OF THE MORRIS FAMILY LIVING TRUST AGREEMENT DATED 3/29/95

Wayne E. Morris, Successor Co-Trustee

Peggy M. Campbell, Successor Co-Trustee

Stephen S. Morris, Successor Co-Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Wayne E. Morris, Peggy M. Campbell, and Stephen S. Morris**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged themselves as **Successor Co-Trustees of the Marital Trust established under Item IV of The Morris Family Revocable Living Trust Agreement dated 3/29/95**, and in their capacity as such **Successor Co-Trustees**, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand this 31 day of December, 2015.

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016

SUCCESSOR CO-TRUSTEES OF THE FAMILY TRUST ESTABLISHED UNDER ITEM V OF THE MORRIS FAMILY LIVING TRUST AGREEMENT DATED 3/29/95

Wayne E. Morris, Successor Co-Trustee

Peggy M. Campbell, Successor Co-Trustee

Stephen S. Morris, Successor Co-Trustee

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Wayne E. Morris, Peggy M. Campbell, and Stephen S. Morris**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged themselves as **Successor Co-Trustees of the Family Trust established under Item V of The Morris Family Revocable Living Trust Agreement dated 3/29/95**, and in their capacity as such **Successor Co-Trustees**, acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand this 31 day of December, 2015.

NOTARY PUBLIC

My Commission expires:

C. LOY CARNEY STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON My Commission Expires August 23, 2016