THIS INSTRUMENT PREPARED BY: **Elizabeth Ryder Sykes, Esq., 150 Fourth Avenue North, Suite 1820 Nashville, TN 37219; (615) 810-8777**

THIS DEED HAS BEEN PREPARED BASED UPON INFORMATION SUPPLIED BY THE PARTIES AND NO INDEPENDENT TITLE SEARCH HAS BEEN CONDUCTED.

ADDRESS NEW OWNER:	**SEND TAX BILLS TO:**	**MAP & PARCEL NOS.**
James W. White, Trustee of the Justin T. Ferguson Irrevocable Trust	-Same-	10812022500
150 Fourth Avenue, North Suite 1820		
Nashville, TN 37219		

QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 02/04/16 10:38 4 pgs
Fees:22.00 Taxes:0.00
20160204-0010837

FOR NO MONETARY CONSIDERATION, but for the express purpose of making a reconveyance, I, **Darryl Skelton, Personal Representative of the Estate of Justin T. Ferguson**, do hereby convey unto **James W. White, Trustee of the Justin T. Ferguson Irrevocable Trust, dated March 14, 2014**, all of the Estate's right, title and interest in and to the following described tract or parcel of land, located in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, and being Lot No. 75 on the Map of Due West Valley Acres, in the 11th Civil District of Davidson County, Tennessee, and further described as follows:
>
> Beginning at a point in the southerly margin of Due West Avenue at the corner of Lots Nos. 74 and 75; thence with the line between said two lots southerly 500 feet to a point; thence Easterly 108.68 feet to the corner of Lots 75 and 76; thence with the line between said two lots and Northerly 500 feet to the Southerly margin of the said Due West Avenue, thence with the same westerly 100 feet to the beginning.
>
> Being the same property conveyed to Justin T. Ferguson under Affidavit of Heirship of record in Instrument No. 20150930-0099293, Register's Office for Davidson County, Tennessee.
>
> Said property was owned by James D. Ferguson, who died on March 18, 2013 and said property vested in his son and sole heir, Justin T. Ferguson. The said Justin T. Ferguson died on July 6, 2015, and his estate is being administered in the Probate Court for Davidson County, Tennessee under Docket No. 15P1277.

This is unimproved property located in Davidson County, Tennessee known as 0 Due West Avenue, Nashville, Tennessee 37115.

Said property is also conveyed subject to any and all other limitations, restrictions and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 18th day of January, 2016.

ESTATE OF JUSTIN T. FERGUSON

BY: Darryl Skelton Executor of Estate
Darryl Skelton, Personal Representative

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STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value of this transfer is $ - 0 - .

Elizabeth Lydia Lyle
Affiant

Sworn to and subscribed before me this
4th day of February, 2016.

Linda Gayle Dillard
Notary Public

My Commission Expires:

LINDA GAYLE DILLARD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires January 9, 2018

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STATE OF TENNESSEE)
COUNTY OF Tennessee)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **DARRYL SKELTON**, with whom I am personally acquainted, and who acknowledged that he is the Personal Representative of the Estate of Justin T. Ferguson and, as such Personal Representative, is authorized by the Estate to execute the within instrument for the purposes therein contained.

Witness my hand, at office in Nashville, Tennessee, on this 28th day of January, 2016.

Maria J. Steele
Notary Public

My Commission Expires: October 7, 2019

MARIA J. STEELE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires October 7, 2019

CERTIFICATE OF AUTHENTICITY

I, Linda Gayle Dillard, 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 Gayle Dillard
Signature

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Donna Pogue, a notary public for this county and state, **Linda Gayle Dillard**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Donna Pogue
Notary Public

My Commission Expires: 1-9-2018

