BILL GARRETT, Davidson County
Trans:T20160053024 DEEDWARR
Recvd: 06/22/16 10:17 2 pgs
Fees:13.00 Taxes:1035.63
20160622-0063471

(Notary Stamp)

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $279,900.00

Affiant

Subscribed and sworn to before me, this 20 day of June, 2016

Notary Public

My commission expires: 5-6-19

SHANNON PHILBIN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires May 6, 2019

THIS INSTRUMENT PREPARED BY
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, TN 37027

EXECUTOR DEED

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers:
Daniel Buehler and Gloria Buehler	**New Owner**	**132-16-0-049-00**
407 Meader Street		
Franklin, TN 37067		

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGE, I,

JANICE B. WILLIAMS, EXECUTRIX OF THE ESTATE OF NORMA H. BENNETT

HEREINAFTER CALLED THE GRANTOR, HAS BARGAINED AND SOLD, AND BY THESE PRESENTS DOES TRANSFER AND CONVEY UNTO

DANIEL BUEHLER AND WIFE, GLORIA BUEHLER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Lot No. 826 on the Plan of Section Thirteen, Caldwell Hall of record in Plat Book 3300, Page 66, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Frank E. Bennett and Norma H. Bennett by Warranty deed from Andrew Ewing, Trustee of record in Book 3537, page 319, Register's Office for Davidson County, Tennessee, dated July 10, 1962 and recorded on May 09, 1963.

Being the same property conveyed to Norma H. Bennett by Quitclaim deed from Frank E. Bennet of record in Book 6498, page 795, Register's Office for Davidson County, Tennessee, dated February 02, 1983 and recorded on February 25, 1985.

Norma H. Bennett having since died November 04, 2015 Grantor executes this Deed pursuant to the authority granted to the Executor to convey real property as contained in the Will of Norma H. Bennett of record in Docket No. 15P2113. Circuit Court for Davidson County, Tennessee, Probate Division.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the year 2016, a lien not yet due and payable.
Subject to all matters shown on the Plan of record in Plat Book 3300, Page 66, Register's Office for Davidson County, Tennessee.
Restrictions of record in Book 1788, Page 106, Book 3400, Page 226, as amended in Book 3435, Page 357, Book 3502, Page 555, and in Book 7571, Page 581. , in the Register's Office for Davidson County, Tennessee.

This is property known as 405 Lynn Drive, Nashville, TN 37211-3613

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES that GRANTOR, in his capacity as EXECUTOR (and not individually) is lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same in unencumbered, unless otherwise herein set out; and that GRANTOR, in his capacity as EXECUTOR (and not individually) does further covenant and bind himself to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever 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 my/our hand(s) this 20th day of June, 2016.

Janice B Williams, Executrix, Estate of Norma H. Bennett

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, **Janice B Williams,** Executrix of the Estate of Norma H. Bennett, with whom I am personally acquainted (or who proved to me her identity on the basis of satisfactory evidence), and who acknowledged that she executed this instrument for the purposes contained therein, being authorized to do so by the terms of the Last Will of Norma H. Bennett.

Witness my hand, at office, this 20th day of June, 2016.

Notary Public

My Commission Expires: 10/2/17

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

File #: 16-2122B
RECORD & RETURN TO:
COMPASS LAND TITLE
278 FRANKLIN ROAD, SUITE 190
BRENTWOOD, TN 37027