BILL GARRETT, Davidson County
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Fees:17.00 Taxes:0.00
20161222-0134584

Prepared By:
NEAL & HARWELL, PLC
150 Fourth Avenue, North
Suite 2000
Nashville, Tennessee 37219
(615) 244-1713

EXECUTOR'S DEED

ADDRESS NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL:
James R. Kelley 3702 Richland Avenue Nashville, TN 37205	James R. Kelley 3702 Richland Avenue Nashville, TN 37205	10409006100

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid by the hereinafter named GRANTEE, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the Estate of Lissa Kelley, the decedent's Last Will and Testament having been duly admitted to probate in Davidson County, Tennessee, as File No. 16P-2038, in the Probate Division of the Circuit Court for Davidson County, Tennessee, James R. Kelley, Executor of the Estate of Lissa Kelley, hereinafter called the GRANTOR, by these presents does hereby quitclaim, transfer and convey unto GRANTEE, James R. Kelley, land located in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Lot No. 155 and the easterly half of Lot No. 157 of Block No. 8 on the Plan of Richland Realty Company's Division "A". A plan of said property is of record in Book 161, page 151, Register's Office for said County, showing said property divided into blocks but not showing the subdivision of blocks into small lots.
>
> According to a printed copy of an unregistered plan showing the subdivision of blocks into small lots, said Lot No. 155 and the easterly half of Lot No. 157 front together 75 feet on the northerly side of Richland Avenue and run back between parallel lines, parallel with and 50 feet west of the westerly margin of Craighead Street, 192.5 feet to an alley.
>
> Being the same property conveyed to Lissa G. Kelley by Quitclaim Deed from James R. Kelley, dated January 16, 2006, recorded January 17, 2006, of record as

Instrument 20060117-0005896, Register's Office for Davidson County, Tennessee.

This is improved property known as 3702 Richland Avenue, Nashville, Tennessee 37205.

Said property is quitclaimed 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 his hand this 21st day of December, 2016.

James R. Kelley, Executor

ACKNOWLEDGMENT

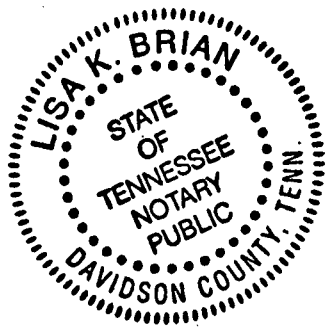
STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a notary public in and for said county and state, James R. Kelley, Executor of the Estate of Lissa Kelley, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained, in his capacity as Executor of the Estate of Lissa Kelley.

WITNESS my hand and official seal, at office in Nashville, Tennessee, on this 21st day of December, 2016.

Lisa K. Brian
Notary Public

My Commission Expires: 3/7/2017



The actual consideration or value whichever is greater, for this transfer is $0.00, as this transfer is exempt from real estate transfer tax pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(D).

James R. Kelley, Executor

Sworn to and subscribed before me this 21st day of December, 2016.

LISA K. BRIAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

Lisa K. Brian
Notary Public

8/7/2017
My Commission Expires

NO EXAMINATION OF THE PUBLIC RECORDS HAS BEEN MADE BY THE PREPARER OF THIS INSTRUMENT TO DETERMINE OWNERSHIP OR STATUS OF TITLE.