BILL GARRETT, Davidson County
Trans:T20170014452 DEEDQC
Recvd: 02/17/17 10:03 4 pgs
Fees:22.00 Taxes:0.00
20170217-0016438

THIS INSTRUMENT PREPARED BY:
Steven K. Wood, Attorney
Baker, Donelson, Bearman, Caldwell & Berkowitz, PC
Baker Donelson Center, Suite 800
211 Commerce Street
Nashville, Tennessee 37201

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Linda McConville Ezell 5425 Forest Acres Drive Nashville, TN 37220	Same	160 09 0 018.00

EXECUTOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **STANLEY M. EZELL AND MARK V. EZELL, the duly-appointed Co-Executors of the ESTATE OF F. MILES EZELL, JR.,** deceased (the "decedent"), who died on September 15, 2016, and whose estate is being administered in the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), Case No. 16P1671, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the estate of the decedent pursuant to the decedent's will which was duly admitted to probate and of record at the Clerk's Office of the Seventh Circuit Court of Davidson County, Tennessee (Probate Division), hereby releases, remises and quitclaims unto **LINDA MCCONVILLE EZELL**, all of the right, title and interest of the decedent and the decedent's estate in and to a certain tract or parcel of land in Davidson County, Tennessee, described more particularly as follows:

See Attached Exhibit "A".

This is improved property known as 5425 Forest Acres Drive, Nashville, Tennessee, 37220.

Said property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 15 day of February, 2017.

ESTATE OF F. MILES EZELL, JR.

Stanley M Ezell, CO-EXECUTOR

Stanley M. Ezell, Co-Executor

co-executor

Mark V. Ezell, Co-Executor

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Stanley M. Ezell, Co-Executor of the Estate of F. Miles Ezell, Jr.,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15 day of February, 2017.

Notary Public

JENNIFER CARRIGAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 9/10/18

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Mark V. Ezell, Co-Executor of the Estate of F. Miles Ezell, Jr.,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 15 day of February, 2017.

Notary Public

JENNIFER CARRIGAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 9/10/18

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $.00.

THIS TRANSFER IS EXEMPT FROM REAL ESTATE TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(A)(3)(D).

Stanley M Egell
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 15 DAY OF FEBRUARY, 2017.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/10/18

JENNIFER CARRIGAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot No. 219 on the plan of Section Two Oak Hill estates, of record in Book 4460, pages 36, 37 & 38, Register's Office for said County.

Said Lot No. 219 fronts 200.00 feet on the southeasterly margin of Forest Acres Drive and extends back 264.18 feet on the northeasterly line and 278.97 feet on the southwesterly line to a broken line in the rear, measuring 177.63 feet thereon.

Being the same property conveyed to Miles Ezell, Jr. and wife, Geraldine Ezell, by deed dated December 30, 1985, from W. Ralph Emery and wife, Joy K. Emery, recorded on December 31, 1985, of record in Book 6752, page 158, Register's Office for Davidson County, Tennessee. The said Geraldine Ezell having since died on August 6, 1995 and the property vested in Miles Ezell, Jr. The said Miles Ezell, Jr. having since died testate on September 15, 2016 and his Will admitted to Probate in the Seventh Circuit of Davidson County, Tennessee, Probate Division on October 27, 2016, as Docket No. 16P1671 subject property being devised to Linda McConville Ezell.

Miles Ezell, Jr. and F. Miles Ezell, Jr. being one and the same person.