THIS INSTRUMENT PREPARED BY:
Takacs McGinnis Elder Care Law, PLLC
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owners
Donald W. Lancaster
4121 Saunders Ave
Nashville, TN 37216

Send Tax Bills To
Same

Map-Parcel No.
Map 61
Group 6
Parcel 122.00

Quitclaim Deed by Successor Trustee

Grantor: Donald W. Lancaster, Trustee of the Ann Puryear Supplemental Needs Trust, dated August 11, 2015
Grantee: Donald W. Lancaster and Cory Jason Lancaster, as tenants in common

Grantor quitclaims and conveys to Grantee, as tenants in common, all of Grantor's right, title, and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee, more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 49 on the Plan of Maplewood Heights Subdivision of record in Book 547, pages 77 and 78, Register's Office for said County.

Said Lot No. 49 fronts 100 feet on the westerly margin of Saunders Avenue and extends back between parallel lines 300 feet to a dead line in the rear.

Being the same property conveyed to Elaine Lancaster, Trustee of the Ann Puryear Supplemental Needs Trust, dated August 11, 2015, by deed from Sandra Darlene Birner, unmarried, of record in Record Book 20150827, Page 0087021, Register's Office for Davidson County, Tennessee.

Elaine Lancaster, the initial Trustee, died on January 8, 2017. Pursuant to the Trust Agreement, a trust advisor was appointed on March 17, 2017. Donald W. Lancaster was then named as Successor Trustee by the Appointment of Trustee, dated March 27, 2017.

This is improved property, known as: 4123 Saunders Avenue, Nashville, TN 37216.

The property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the property.

Donald W. Lancaster Trustee

Donald W. Lancaster, Trustee
Grantor

BILL GARRETT, Davidson County
Trans:T20170030203 DEEDQC
Recvd: 04/10/17 14:54 2 pgs
Fees:12.00 Taxes:0.00
20170410-0035004

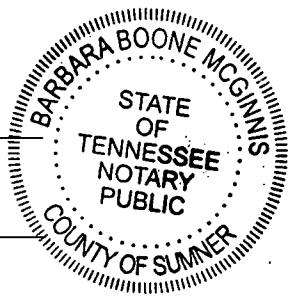
State of Tennessee
County of Sumner

On April 5, 2017, before me appeared Donald W. Lancaster, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Successor Trustee of the Ann Puryear Supplemental Needs Trust, dated August 11, 2015, executed the foregoing instrument for the purpose therein contained, by signing his name as Successor Trustee.

Barbara Boone McGinnis

Notary Public

My commission expires: 6/18/2019



* *

State of Tennessee
County of Sumner

The actual consideration for this transfer or the value of the property transferred (whichever is greater) is $0.

Donald W. Lancaster Trustee

Donald W. Lancaster, Grantee

Sworn to and subscribed before me on April 5, 2017.

Barbara Boone McGinnis

Notary Public

My commission expires: 6/18/2019

