Prepared By:

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BILL GARRETT, Davidson County
Trans:T20170036396 DEEDQC
Recvd: 05/01/17 11:17 4 pgs
Fees:22.00 Taxes:0.00
20170501-0042415

EXECUTOR'S DEED

For the consideration of the sum of $10.00, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, **Brett Arthur Sheriff, Executor of the Estate of Mary Jenkins Hardin,** Grantor, was named Executor of the Estate of Mary Jenkins Hardin with the authority to control Mary Jenkins Hardin's real property, and he makes this conveyance to distribute the assets of the Estate; a copy of his Letters Testamentary is attached hereto as Exhibit A, which expression shall include successors and assigns, conveys and quitclaims unto **Brett A. Sheriff,** Grantee, which expression shall include heirs, assigns and personal representatives, the following described property:

A certain tract or parcel of land located in Davidson County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being the Southerly 48 feet of Lot No. 40 and the Northerly 2 feet of Lot No. 41, on the Revised Plan of George W. Blair's Subdivision of Belmont Heights, as of record in Book 332, Pages 56 and 117, Register's Office for said County.

Parts of Lots Nos. 40 and 41 front together 50 feet on the Easterly side of 19th Avenue South and run back 162.7 feet, more or less, on the Northerly line and 163.2 feet, more or less on the Southerly line to an alley, measuring 50 feet thereon.

Description same as prior deed.

Being the same property conveyed to Mary Jenkins Hardin and Brett Sheriff by deed of record as Instrument No. 20111209-0096354, in the Register's Office of Davidson County, Tennessee. The said Mary Jenkins Hardin died on November 19, 2015, leaving Brett Sheriff as the sole owner of the above described real property.

Tax Map 104 16, Parcel 25.00.

Property Address:
2114 19th Avenue S
Nashville, TN 37212

In Witness Whereof, this conveyance has been executed on the 14 day of March, 2017.

Estate of Mary Jenkins Hardin

By _____, Executor
Brett Arthur Sheriff, Executor

State of Tennessee
County of Davidson

Personally appeared before me, the undersigned, Brett Arthur Sheriff, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained and who further acknowledged that he is the Executor of the Estate of Mary Jenkins Hardin and is authorized by the Estate of Mary Jenkins Hardin to execute this instrument on behalf of the Estate of Mary Jenkins Hardin.

Witness my hand, at office, this 14 day of March, 2017.

My commission expires:
1-6-20

_____
Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN.

State of Tennessee
County of Davidson

I hereby affirm that the actual consideration for this transfer is $0.

_____
Affiant

Sworn to and subscribed before me, this 14 day of March, 2017.

My commission expires:
1-6-20

_____
Notary Public

JAMES A. WAECHTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TN.

New Property Owners:

Brett A. Sheriff
2114 19th Avenue South
Nashville, TN 37212

Person(s) Responsible For Taxes:

Same

IN THE CIRCUIT COURT OF DAVIDSON COUNTY, TENNESSEE

(PROBATE DIVISION)

LETTERS TESTAMENTARY

TO: **BRETT ARTHUR SHERIFF** DOCKET NO: **15P1977**

*It appearing to the Court that **MARY JENKINS HARDIN** has died leaving a written Will in which you are appointed **Executor** and which has been duly approved by the Court; and you having been qualified according to law, and it having been ordered by said Court that Letters Testamentary issue to you;*

*THESE ARE, THEREFORE, to empower you, the said **BRETT ARTHUR SHERIFF**, to enter upon the execution of said Will, and take into your possession all of the property, and to make, within **sixty (60) days** from this date, a perfect inventory thereof, and make due collection for all debts, and after paying all the just demands against the Testator, and settling up the business according to law, you will pay over and deliver the property and effects that may remain in your hands, and do all other things that may be required, according to the provisions of the said will and the laws of the land.*

*WITNESS, Richard R. Rooker, Clerk of the Probate Court, at office, this **December 10th, 2015**.*

RICHARD R. ROOKER, Clerk

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK

STATE OF TENNESSEE)

DAVIDSON COUNTY)

I, RICHARD R. ROOKER, Clerk of the Probate Court of said County, do hereby certify that the foregoing is a true and perfect copy of the Letters Testamentary issued to **BRETT ARTHUR SHERIFF** as **Executor** of the estate of **MARY JENKINS HARDIN**, deceased, and I do further certify that **BRETT ARTHUR SHERIFF** is still acting **Executor** of the estate of **MARY JENKINS HARDIN** and all acts as such are entitled to full faith and credit as it appears from the official record in my office in Nashville, Tennessee, this the 10th day of December, 20___.

RICHARD R. ROOKER, Clerk

_____ D.C.

RICHARD R. ROOKER CIRCUIT COURT CLERK

EXHIBIT

A