This Instrument Prepared By:
Harris A. Gilbert
Wyatt, Tarrant & Combs, LLP
333 Commerce Street, Suite 1400
Nashville, Tennessee 37201

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this conveyance is $ Nil. Ø

Affiant

Subscribed and sworn to before me this 22nd day of May, 2017.

Notary Public

My Commission Expires: 5/3/2021

SATENA SCOGGIN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

EXECUTOR'S DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
Larry D. Rader **302 Garner Street** **Springfield, TN 37172**	**SAME**	**114 00 0 052.00** **114 00 0 053.00**

KNOW ALL MEN BY THESE PRESENTS, that I, Betty Rader, in my capacity as Executor of the Estate of Roy Douglas Rader, my deceased husband, hereby execute this Executor's Deed in my capacity as Executor and individually in accordance with the following:

1. An Agreed Order of Compromise and Settlement was filed in the Estate of Roy Douglas Rader, Seventh Circuit Court of Davidson County – Probate Division, Case No. 02P1223 on June 2, 2003 and a copy is attached hereto as **Exhibit B** is an Affidavit of record of Instrument No. 20150707-0065573, Register's Office for Davidson County, Tennessee. Pursuant to said recorded document, all of my Fifty-two percent (52%) interest in said real estate was conveyed by quitclaim deed of record to Larry D. Rader dated October 29, 2015.

2. In accordance with the Compromise and Settlement Agreement, the Six (6) children of Roy Douglas Rader namely Leanne R. Snider, Claudia Paul, Larry D. Rader, Kathilu Mote, Teresa Giuliani, and Samuel H. Rader were vested with Forty-eight percent (48%) of his Estate which would include Forty-eight percent (48%) of the real property remaining.

3. Therefore, as Executor of the Estate of Roy Douglas Rader and individually, I wish to discharge my duties as Executor.

BILL GARRETT, Davidson County
Trans:T20170043665 DEEDQC
Recvd: 05/23/17 10:17 4 pgs
Fees:22.00 Taxes:0.00
20170523-0051028

4. I do hereby convey, devise, grant, and quitclaim unto the said Six (6) heirs, Leanne R. Snider, Claudia Paul, Larry D. Rader, Kathilu Mote, Teresa Giuliani, and Samuel H. Rader, all of my interest as Executor of said Estate to the Forty-eight percent (48%) remaining the following Two (2) tracts of real property located in Davidson County, Tennessee, and being described as follows:

Tract One: Being the Southeast part of Lot No. 2 on the map of the division of the lands of William Gover, deceased of record in Minute Book H, page 487, of the county court for said county, and described according to a copy of a survey thereof made by Erle Drake, County surveyor, January 24, 1924.

Beginning at a stake at the original Southwest corner of said Tract No. 2 which was a tract of 103 acres more or less, and being a corner of the lands conveyed to W.I. Moore and wife, by Deed of record in Book 1255, page 307, Register's Office for said county; thence with Moore's Easterly line and along what was formerly Stafford or Hailey's line was follows: North 64 ½ degrees East 16.4 poles to a post, North 41 degrees East 16.3 Poles to a post, North 25 degrees East 35.6 poles to a stake in the Southwest corner of the property conveyed to Mrs. Lizzie Hulan by Deed of record in Book 982 page 98, said Register's Office, also being the Northwest corner of tis tract; Thence South 87 degrees East, along Ms. Hulan's South line crossing Overall Creek in all 93.6 poles to a stake at Ms. Hulan's inner corner, and continuing with her line South 8 degrees West 53.7 poles to a stake in the North line of the lands of Archie Hulan; thence with the North line of said Archie Hulan's land, North 87 degrees West, crossing Overall Creek, in all 126 poles to the beginning, containing 34.6 acres, more or less.

Being the same property conveyed to Roy Douglas Rader by warranty deed of Emmet Evans and wife, Pearl Evans of record in Boo 1390, page 34, Register's Office of Davidson County, Tennessee.

Tract Two: Being part of Lot No. 3 on the map of the division of the lands of William Gover, deceased, of record in Minute Book H, page 487, of the county court for said county, also being Lot No. 6 in the division of the G.W. Hulan Estate, described as follows:

Beginning at the Northwest corner of the original tract and running thence South 86 degrees East with Hailey's and E.R. Hulan's line 150 poles to an iron pin; thence South 2 degrees West 15 poles to an iron pin; thence North 88 degrees West with the line of tract allotted to W.J. Stephens and A.E. Hulan 150 poles to an iron pin; and thence North 2 degrees East 15 poles to an iron pin; the beginning, containing 14 ¾ acres, more or less.

Being the same property conveyed to Roy D. Rader and wife, Dorothy S. Rader by warranty deed of Mary Lou Rader of record in Book 3768, page 223, Register's Office of Davidson County, Tennessee. Dorothy S. Rader having predeceased Roy D. Rader said property vested in Royd D. Rader by operation of law as the surviving tenant by the entirety.

Roy Douglas Rader, one in the same person as Roy D. Rader died July 9, 2002 and pursuant to Compromise and Settlement Agreement attached as exhibit to Affidavit of record at Instrument No. 20150707-0065573, Register's Office of Davidson County, Tennessee, Betty Rader was vested with an interest in the above described property.

I convey said property by Quitclaim in Six (6) equal shares of Eight percent (8%) each, as tenants in common without any warranty, fitness, or use and this conveyance is made subject to any taxes, easements, claims, or instruments of record.

IN WITNESS WHEREOF, Executor has executed this instrument on the date set out below.

GRANTOR:

Betty Rader

Betty Rader, Executor, Estate of Roy Douglas Rader

Date: May 18th - 2017, 2017

Betty Rader

Betty Rader, Individually

Date: May 18th, 2017

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, Betty Rader, Executor of the Estate of Roy Douglas Rader, with whom I am personally acquainted (or proved to me based upon satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal office this 18th day of May, 2017.

Notary Public

My Commission Expires: 5/3/2021

SATENA SCOGGIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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