This Instrument Prepared by Gothard Waters, Attorneys at Law
P. O. Box 806, Cookeville, Tennessee 38503

THIS DOCUMENT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH AND FROM INFORMATION PROVIDED BY THE PARTIES.

EXECUTOR'S DEED

BILL GARRETT, Davidson County
Trans:T20170050430 DEEDQC
Recvd: 06/13/17 11:58 2 pgs
Fees:12.00 Taxes:0.00
20170613-0059285

OWNER:	**SEND TAX BILLS TO:**
Michael Davis Flatt	**Michael Davis Flatt**
	108 Iris Avenue
	Old Hickory, TN 37138

Willie Kenneth Flatt died on January 18, 2016, leaving a Will dated March 14, 2011. The Will was admitted to probate on February 25, 2016, in the Probate Court for Putnam County, Tennessee, Case Number 19195. The Will named Mildred Juanita Flatt as Executrix. Mildred Juanita Flatt declined to serve, and the Probate Court appointed Michael Davis Flatt as Executor of the Estate. The Executor is duly qualified. All debts of the Decedent have been paid. The Executor, by signing this Deed, releases any right the Executor has to recover this property in the event of the subsequent insolvency of the estate. In accordance with the provisions of the Last Will and Testament of Willie Kenneth Flatt, **Michael Davis Flatt, Executor**, quitclaims to **Michael Davis Flatt**, all of the Decedent's right, title, and interest in the following described real estate located in Davidson County, Tennessee:

Being parts of Lots Nos. 6 and 20 on the Plan of Life & Casualty Insurance Company's Subdivision of Dabbs & Elliot Property, known as Dupontonia, of record in Book 843, page 56, Register's Office for said County, and described as follows:

BEGINNING at a point in the westerly line of Lot no. 20, 400 feet North of the northerly margin of Old Hickory Boulevard; thence northerly with the line between Lots Nos. 20 and 21, and the line between Lots Nos. 5 and 6, passing the common westerly corner of Lots Nos. 20 and 6 at 125 feet, in all 350.9 feet to a point; thence easterly, parallel with the northerly margin of Old Hickory Boulevard, along the south line of lands of Shuffitt and Cassetty, to a point; thence southerly and along the west line of the land of Rives, 227.5 feet more or less to the north line of Lot no. 20; which point is 175 feet east of the west line of Lot 20; thence westerly along the line between Lots 20 and 6, 45.1 feet to a point; thence southerly and parallel to the west line of Lot 20, 125 feet to a point; thence westerly and parallel to the north line of Old Hickory Boulevard, 129.9 feet to the point of beginning.

SOURCE OF DESCRIPTION: Previous and last conveyance.

PREVIOUS AND LAST CONVEYANCE being a Quitclaim Deed from Willie K. Flatt and wife, Mildred J. Flatt, to Willie K. Flatt and wife, Mildred J. Flatt, as tenants in

common, Deed Reference 20110322-0022202, Register's Office of Davidson County, Tennessee.

Map and Parcel: 053 12 0 211.00

This transfer is by Quitclaim, and I make no warranties about the title.

Witness my hand this 7th day of April, 2017.

Estate of Willie Kenneth Flatt

By: Michael D Flatt
Michael Davis Flatt, Executor

STATE OF TENNESSEE
COUNTY OF PUTNAM

On this the 7th day of April, 2017, before me personally appeared Michael Davis Flatt, to me known or proved to me on the basis of satisfactory evidence to be the person or persons described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

Ashley E. Waters
NOTARY PUBLIC

My Commission Expires: 7-2-19

ASHLEY E. WATERS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF PUTNAM

No privilege taxes are due because this transfer is to implement a testamentary devise pursuant to TCA §67-4-409(a)(3)(D).

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Michael D Flatt **Affiant**
Subscribed and sworn before me this the
13 **Day of** June, **20**17.
Elisha Bass **Deputy Register**