BILL GARRETT, Davidson County
Trans:T20170055394 DEEDQC
Recvd: 06/28/17 14:17 3 pgs
Fees:17.00 Taxes:0.00
20170628-0065155

PREPARED BY:

LAW OFFICES OF MOODY, WHITFIELD & CASTELLARIN
95 WHITE BRIDGE ROAD, SUITE 509, CAVALIER BUILDING
NASHVILLE, TN 37205-1427
(615) 356-8130 - (615) 356-8138 (fax)

ADMINISTRATOR c.t.a.'s QUITCLAIM DEED

Address of New Owner(s)
Equitable Trust Company, Trustee, et al.
4400 Harding Road, Suite 310
Nashville, TN 37205-2204

Send Tax Bills To:
Claiborne K. McLemore, III
1211 Sixteenth Ave., S.
Nashville, TN 37212

Map and Parcel Numbers
Map 92-6 Parcel 197

James Malcolm Cannon died on June 23, 2008 in Davidson County, Tennessee. The Last Will and Testament of James Malcolm Cannon was admitted for probate on July 15, 2008 in the Seventh Circuit Court, Probate Division, for Davidson County, Tennessee, Docket No. 08P-1058. Michael M. Castellarin was appointed administrator, c.t.a. for the Estate of James Malcolm Cannon on July 25, 2008 in the Seventh Circuit Court, Probate Division for Davidson County, Tennessee, Docket No. 08P-1058. At the time of his death, James M. Cannon owned a part interest in the property identified below.

Know all men by these presents that **Michael M. Castellarin as Administrator, c.t.a. for the Estate of James Malcom Cannon**, for and in consideration of the sum of ten and no/100 dollars($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and for the purpose of making a distribution from the Estate of James Malcom Cannon, or releasing any claim of the Estate of James Malcom Cannon, hereby quitclaims and conveys, in equal shares, to **Equitable Trust Company as Trustee** of the **Augustus Stanford Cannon Trust u/a dated March 2, 2015**; to **Equitable Trust Company as Trustee** of the **James Isaac Cannon Trust u/a dated March 2, 2015**, and; to **Equitable Trust Company as Trustee** of the **Emmeline Maeve Cannon Trust u/a dated March 2, 2015,** any and all interest that the Estate of James Malcom Cannon may have in the following property:

Property Description:

Please see attached Exhibit A

Being part of the same property conveyed to James M. Cannon on August 23, 2006 by Administrator's quit-claim deed from Claiborne K. McLemore, III, Administrator of the Estate of Sylvia P. Cannon, of record as Document Number 20060823-0103972 in the Register of Deed's office for Davidson County, Tennessee.

This property is generally known as the northeastern corner of 28th Ave., North and Herman Street, Nashville, Tennessee.

This instrument is exempted from the valuation oath pursuant to *Tennessee Code Annotated* §67-4-409 a(3)(D) and (a)(5).

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

IN WITNESS WHEREOF, I have hereunto set my hand on this the 20th day of June, 2017.

Michael M. Castellarin, Administrator, c.t.a. for the
Estate of James Malcolm Cannon

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan Long Oliver, a Notary Public in and for said County and State, the within named, Michael M. Castellarin, Administrator, c.t.a. for the Estate of James Malcolm Cannon, the Bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th day of June, 2017.

Notary Public

SUSAN LONG OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires: 5-8-18

STATE OF TENNESSEE) The actual consideration or value whichever is greater for this transfer is $-0-.
COUNTY OF DAVIDSON)

W. Keith Keisling, Vice Pres.
Affiant

Sworn to and subscribed before me, this the 22nd day of June, 2017.

P Braunschweig
Notary Public

My Commission Expires: January 4, 2021

PATRICIA BRAUNSCHWEIG
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Comm. Expires
Jan. 4, 2021

EXHIBIT A

Land in Davidson County, Tennessee, being Lot No. 1 on an unrecorded Map showing the survey of Lots Nos. 1 and 2 on the Plan of Carricks Subdivision of Block "L" of the Heffernan Property, not of record, and described according to a survey by Lewis D. Justice, April 13, 1945, as follows:

Said Lot No. 1 fronts 51 feet on the easterly side of 28th Avenue, North, and runs back between parallel lines, along the north margin of Herman Street, 87 feet to the west line of Lot No. 3 of said Carrick's Plan.

Being the same property conveyed to Sylvia P. Cannon by deed of record in Book 8603, page 940, Register's Office for Davidson County, Tennessee. The said Sylvia P. Cannon died intestate on January 13, 2005; her estate was administered before the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) under Docket #05 P 114. Her heirs-at-law, as determined under the Tennessee laws of intestate succession, were her two (2) children, James M. Cannon and Anna Kate C. Stallings.

This property is subject to current year's taxes, easements for storm sewer granted to the City of Nashville by Robert J. Johnson and wife, of record in Book 3508, page 562, and Book 3530, page 84 (both in the Register's office for Davidson County, Tennessee) and such other matters affecting it as may appear of record.