Bill Garrett Davidson County
Batch# 1386 DEEDWARR
09/15/2017 02:31:30 PM 6 pgs
Fees: $32.00 Taxes: $0.00
20170915-0094726

This Instrument Prepared By:
Sherrard & Roe PLC (CLL)
150 3rd Ave. South, Suite 1100
Nashville, TN 37201

CO-EXECUTORS' DEED

Address New Owners:
Tom E. Nesbitt, Sr. Trust
Tom E. Nesbitt, Jr., Elizabeth N. Nesbitt,
and Jonathan C. Nesbitt, Co-Trustees
108 Bellebrook Circle
Nashville, TN 37205

Send Tax Bills To:
Same

Map/Parcel Number:
130 05 0A 008.00

WHEREAS, Tom Edward Nesbitt, Sr., being one and the same person as Thomas E. Nesbitt, Sr., (the "Decedent") died on February 12, 2014, and Decedent's Last Will and Testament, dated May 25, 2011, was admitted to probate on March 27, 2014, as File No. 14P-436 in the Seventh Circuit Court for Davidson County, Tennessee (Probate Division) (the "Will"); and

WHEREAS, Elizabeth N. Nesbitt, Thomas E. Nesbitt, Jr., and Jonathan C. Nesbitt are the duly appointed Co-Executors (the "Co-Executors") of the Decedent's Estate (the "Estate") under the Will; and

WHEREAS, the Co-Executors desire to convey all of the Decedent's right, title and interest in and to certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property") to Elizabeth N. Nesbitt, Thomas E. Nesbitt, Jr., and Jonathan C. Nesbitt, Co-Trustees, and their successors in trust, of the Tom E. Nesbitt, Sr. Trust dated May 25, 2011 ("Co-Trustees"), in order to settle matters of the Estate in accordance with the terms of the Will.

NOW, THEREFORE, in consideration of the foregoing premises and no other monetary consideration, the Co-Executors hereby transfer, and convey all of the Co-Executors' right, title and interest in the Property to Elizabeth N. Nesbitt, Thomas E. Nesbitt, Jr., and Jonathan C. Nesbitt, Co-Trustees, and their successors in trust, of the Tom E. Nesbitt, Sr. Trust dated May 25, 2011 (the "Beneficiary").

This Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

The Co-Trustees shall have full authority and discretion to convey, improve, lease, encumber, or in any other manner deal with and administer the Property, without the approval of any court, the joinder of any beneficiary, or the disclosure of the identity of any beneficiary of the Trust.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Beneficiary, its successors and assigns, forever; and the Co-Executors

hereby transfer, assign, and set over unto the Beneficiary, all of the Estate's right, title and interest in the said Property with full benefit of the Co-Executors' warranties to the maximum extent that they can or should do as Co-Executors, but not further or otherwise.

IN WITNESS WHEREOF, the Co-Executors have executed this instrument this 11th day of September, 2017.

Elizabeth N. Nesbitt

Elizabeth N. Nesbitt, Co-Executor
Estate of Tom E. Nesbitt, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Elizabeth N. Nesbitt, who upon oath acknowledged that she is the Co-Executor of the Estate of Tom E. Nesbitt, Sr., deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 11th day of September, 2017.

Carla L Lovell

Notary Public

My Commission Expires: 7-6-2020

CARLA L. LOVELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Carla L. Lovell
My Commission Expires
July 6, 2020
STATE OF TENNESSEE

Thomas E. Nesbitt, Jr., Co-Executor
Estate of Tom E. Nesbitt, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Thomas E. Nesbitt, Jr., who upon oath acknowledged that he is the Co-Executor of the Estate of Tom E. Nesbitt, Sr., deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 11th day of September, 2017.

Carla L Lovell
Notary Public

My Commission Expires: 7-6-2020

CARLA L. LOVELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Carla L. Lovell
My Commission Expires
July 6, 2020
STATE OF TENNESSEE

Jonathan C. Nesbitt, Co-Executor
Estate of Tom E. Nesbitt, Sr.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said State and County, Jonathan C. Nesbitt, who upon oath acknowledged that he is the Co-Executor of the Estate of Tom E. Nesbitt, Sr., deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Nashville, Tennessee, this 11th day of September, 2017.

Carla L Lovell
Notary Public

My Commission Expires: 7-6-2020

CARLA L. LOVELL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
Carla L. Lovell
My Commission Expires
July 6, 2020
STATE OF TENNESSEE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

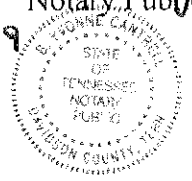
This transfer is exempt from taxation pursuant to T.C.A. 67-4-409(a)(3)(D).

Carla L Lovell
Affiant

Subscribed and sworn to before me this 11th day of Sept., 2017.

B. Yvonne Cantrell
Notary Public

My Commission Expires: Oct. 7, 2019



NOTARY PUBLIC
B. Yvonne Cantrell
My Commission Expires
October 7, 2019
STATE OF TENNESSEE

EXHIBIT A

LAND in Davidson County, Tennessee, being Lot No. 8 on the plan of Bellebrook, of record in Book 5200, page 442, as corrected in Book 6087, page 957 Register's Office for Davidson County, Tennessee

SAID Lot No. 8 fronts 26.46 feet on the southwesterly margin of Bellebrook Circle and extends back 93.03 feet on the northerly line and 190.59 feet on the broken southerly line to a dead line in the rear, measuring 132.97 feet thereon.

BEING the same property conveyed to Thomas E. Nesbitt, Sr., by (i) Special Warranty Deed from Thomas E. Nesbitt, Jr., as to a one fourth interest, of record in Instrument No. 20080701-0067604, Register's Office of Davidson County, Tennessee, and (ii) Special Warranty Deed from Jonathan C. Nesbitt, as to a one fourth interest, of record in Instrument No. 20080701-0067605, Register's Office of Davidson County, Tennessee, (iii) Special Warranty Deed from Elizabeth N. Krebs, as to a one fourth interest, of record in Instrument No. 20080701-0067606, Register's Office of Davidson County, Tennessee, and (iv) Special Warranty Deed from Mary N. Voigt, as to a one fourth interest, of record in Instrument No. 20080701-0067607, Register's Office of Davidson County, Tennessee.

This is improved property known as 108 Bellebrook Circle, Nashville, Tennessee 37205.

CERTIFICATE OF AUTHENTICITY

I, Carla L. Lovell, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Carla L Lovell

Carla L. Lovell

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Before me, a Notary Public in and for the County and State aforesaid, personally appeared, Carla L. Lovell, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledges this certification of an electronic document is true and correct.

WITNESS my hand and seal at office in Nashville, Tennessee, this 11th day of Sept., 2017.

B. Yvonne Cantrell

Notary Public

My Commission Expires: Oct. 7, 2019

NOTARY PUBLIC
B. Yvonne Cantrell
My Commission Expires
October 7, 2019
STATE OF TENNESSEE