PREPARED BY:

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

Bill Garrett Davidson County
Batch# 88121 DEEDQC
05/04/2018 09:24:38 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20180504-0042594

QUITCLAIM DEED

Address of New Owner(s)	Send Tax Bills To:	Map and Parcel Numbers
Darryl Brown 3641 Echo Lane Nashville, TN 37218	Same	Map: 48 Parcel: 108

FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, by these presents David Brown and Greg Brown do hereby quitclaim and convey unto Darryl Brown, his successors and assigns, all our right, title and interest in and to the following described tract of land:

Land in the 13th Civil District of Davidson County, Tennessee, more particularly described according to a survey and plat prepared by Turner Engineering Company, dated January 11, 1960, as follows:

Beginning at an existing iron pin in the southerly margin of Echo Lane said point being approximately 105.6 feet from the southeast corner of the intersection of Echo Lane and Homeland Drive, and being the point of beginning, and running thence the following courses and distances:

Along the southerly margin of Echo Lane, in an easterly direction, a distance 131.0 feet to an existing iron pin; thence leaving said Echo Lane, at right angles, and running in a southerly direction a distance of 383.0 feet to an existing iron pin; thence in a westerly direction, a distance of 145.8 feet to an iron pin; thence in a northerly direction a distance of 319.7 feet to an existing iron pin in the southerly margin of Echo Lane, and at right angles with said Lane, said point begin the point of beginning. This tract contains 1.06 acres more of less.

Being the same property conveyed to Donald R. Brown and wife, Laverne Brown, on June 21, 1965 by deed of record in Book 3927, page 500, Register's office for Davidson County, Tennessee.

This is improved property known as **3641 Echo Lane, Nashville, TN 37218**.

Donald R. Brown having predeceased Laverne H. Brown on July 15, 1989 and Laverne H. Brown having died on September 15, 2016. The Estate of Laverne H. Brown was opened in the Davidson County Seventh Circuit Court, Probate Division, on November 23, 2016 and the Last Will and Testament of Laverne H. Brown was admitted for probate in Case No: 16P-1988. The Last Will and Testament of Laverne Brown directed that 15% of her estate pass to her grandson, Gregory Alan Brown, and that the remainder of her estate be divided between her three sons, Dennis Eugene Brown, Darryl Kevin Brown, and David Ray Brown, in equal shares. Dennis Eugene Brown predeceased Laverne Brown and died without issue. David Ray Brown obtained an interest in the property identified in this deed pursuant to the Last Will and Testament of Laverne H. Brown and has hereby conveyed any and all interest that they have in this property to Darryl Kevin Brown. Darryl Kevin Brown has joined in this deed in his capacity as Executor for the Estate of Laverne H. Brown to release any claim that the Estate of Laverne H. Brown may have against the subject property and to convey any interest of Laverne H. Brown in the subject property to Darryl Kevin Brown.

This instrument was prepared based solely upon information supplied by the parties, no record search having been conducted to verify the property description or to determine ownership or status of title.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises, including the equitable and statutory rights of redemption.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 25th day of April, 2018.

Darryl K. Brown

Darryl Kevin Brown, Executor of the
Estate of Laverne H. Brown

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, ANN ALLISON, a Notary Public in and for said County and State, the within named, **Darryl Kevin Brown**, Executor of the Estate of Laverne H. Brown, the Bargainor(s), 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 25TH day of APRIL, 2018.

Notary Public

My Commission Expires: 11-5-18

ANN ALLISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

David Ray Brown

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, ANN ALLISON, a Notary Public in and for said County and State, the within named, **David Ray Brown**, the Bargainor(s), 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 25TH day of APRIL, 2018.

Notary Public

My Commission Expires: 11-5-18

ANN ALLISON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Gregory Alan Brown

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, ANN ALLISON, a Notary Public in and for said County and State, the within named, **Gregory Alan Brown**, the Bargainor(s), 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 26TH day of APRIL, 2018.

Notary Public

My Commission Expires: 11-5-18

ANN ALLISON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater for this transfer is $ -0-.

Affiant

Sworn to and subscribed before me, this the 26th day of April, 2018.

Notary Public

My Commission Expires: 3-8-22

SUSAN LONG OLIVER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON