This Instrument Prepared By:
J. Greg Hardeman
4301 Hillsboro Road
Suite 300
Nashville, TN 37215

STATE OF TENNESSEE
COUNTY OF DAVIDSON
This transfer is made to implement a testamentary devise pursuant to T.C.A. 67-4-409(a)(3)(D).

Leigh D Ellenburg
Affiant

Bill Garrett Davidson County
Batch# 117751 DEEDQC
07/18/2018 10:20:42 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20180718-0069893

Sworn to and subscribed before me this 17 day of July, 2018.

Notary Public

My Commission Expires:

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR 8, 2021

EXECUTOR'S DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Leigh D. Ellenburg 1110 Maplehurst Nashville, TN 37204	Same	11716019800

KNOW ALL MEN BY THESE PRESENTS that Leigh D. Ellenburg, Executor of the Estate of Patricia L. Dugger, aka Patty L Dugger deceased, for good and valid consideration, the receipt of which is hereby acknowledged, and in connection with the distribution of the Estate of Patricia L. Dugger, the decedent's will having been duly admitted to probate in Davidson County, Tennessee as of record in Docket No. 13P-1165, Seventh Circuit Court for Davidson County, TN (Probate Division) for said county does hereby convey, release and forever quitclaim unto Leigh D. Ellenburg, her undivided interest, as devisee under the Will of Patricia L. Dugger, a certain tract of land in Davidson County, Tennessee described as follows:

Being all of lot number 12, and the Easterly 27 feet of lot number 11, on the Map of S. F. & C. D. Morrow's Subdivision of lots 38, 39, and part of 37 in McNairy's Subdivision, as of record in Book No. 332, Page 86, Register's Office for Davidson County, Tennessee. Said lot number 12 and the Easterly 27 feet of lot number 11 in said Plan together front 77 feet on the Northerly side of an unnamed road, as shown in said Plan of said Subdivision (said road now being called Maplehurst), and run back Northwardly, between parallel lines, 204.5 feet, more or less, to the center of an alley in the rear of said lots.

BOX 10-A

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

Being the same property conveyed to Phillip W. Ellenburg and wife, Leigh D. Ellenburg and Patty L. Dugger by Warranty Deed from Ruth Adair Sanders, unmarried, recorded on the 31st day of July, 1990 in Deed Book 8163, Page 888, in the Register's Office of Davidson County, Tennessee. The said Patty L. Dugger aka Patricia L. Dugger died on May 13, 2013 leaving a Last Will and Testament that was probated under Docket No. 13P1165 in the Seventh Circuit Court of Davidson County, Tennessee, Probate Division. Under the aforesaid Will, Leigh D. Ellenburg as Executor of the Estate under Item VI (1), the real property, which includes the subject property, was to be administered as part of the Probate Estate subject to the control of the Executor.

This conveyance is subject to all easements, restrictive covenants and conditions, and all other matters of record, including all items set out on any applicable plat of record.

This is improved property known as 1110 Maplehurst Ave., Nashville, TN 37204.

IN WITNESS WHEREOF I have hereunto set my hand on this the _____ day of _____, 2018.

Leigh D. Ellenburg, Executor of the Estate of
Patricia L. Dugger

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, John Gregory Hardeman, a Notary Public in and for said County and State, the within named, Leigh D. Ellenburg, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she as Executor of the Estate of Patricia L. Dugger executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 17 day of July, 2018.

Notary Public

My Commission Expires: _____

JOHN GREGORY HARDEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN
My Commission Expires MAR 8, 2021