THIS INSTRUMENT PREPARED BY:
Paul A. Gontarek, Esq.
Howard Mobley Hayes & Gontarek, PLLC
2319 Crestmoor Road
Nashville, Tennessee 37215
(615) 627-4444

Karen Johnson Davidson County
Batch# 195478 DEEDQC
02/14/2019 12:33:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190214-0013925

EXECUTOR'S QUITCLAIM DEED

Consideration Certificate

STATE OF TENNESSEE)
COUNTY OF ~~DAVIDSON~~ KNOX)ac

The actual consideration for this transfer is $0. This transfer is exempt from real estate transfer tax pursuant to Tenn. Code Ann. § 67-4-409(a)(3)(D).

Elizabeth L. Youngs

Elizabeth L. Youngs, Executrix, Affiant

Subscribed and sworn to before me,
this 31 day of January, 2019.

Amelia Crotwell

Notary Public
My Commission Expires: 03-05-2022

AMELIA CROTWELL NOTARY PUBLIC STATE OF TENNESSEE KNOX COUNTY

Address of new owners:	Send Tax Bills to:	Map-Parcel Number:
Elizabeth L. Youngs 5340 Heatherwood Drive Brentwood, TN 37027	SAME	Map 160-10-A Parcel 16CO

KNOW ALL MEN BY THESE PRESENTS that **Elizabeth L. Youngs, as Executrix of the ESTATE OF BETSY CROCKARELL HENLEY (formerly known as Betsy Crockarell Heineman) deceased** (the "Decedent"), who died on August 7, 2018, and **MARY KATHERINE GRIFFIN**, in her capacity as a residuary beneficiary under the Decedent's Last Will and Testament (collectively with the Decedent, the "Grantors"), for and in consideration of the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, and in connection with the distribution of the Decedent's estate pursuant to the Decedent's Last Will and Testament that was duly admitted to probate in Davidson County, Tennessee (Case No. 18P-1549 in the Seventh Circuit Court, Probate Division), hereby quitclaim and convey unto **ELIZABETH L. YOUNGS**,

her heirs and assigns, all of the Grantors' right, title, and interest in and to that certain real property located in Davidson County, Tennessee, being more particularly described as follows:

> Land in Davidson County, Tennessee, being Lot No. 16 on the plan of Heatherwood, Revision 2, Resubdivision of Lots 16 & 17, a Planned Unit Development, of record in Book 6200, page 972, said Register's Office, to which plan reference is hereby made for a more complete description thereof.
>
> Being the same property conveyed to Betsy Crockarell Heineman (a/k/a Betsy Crockarell Henley) by Warranty Deed dated October 12, 1995 by David R. Richardson and wife, Stephanie E. Richardson, of record in Book 9832, pages 144-46, in the Register's Office for Davidson County, Tennessee. The Decedent died testate on August 7, 2018, and the beneficiaries under her Last Will and Testament subsequently entered into a Settlement Agreement regarding the distribution of her estate, which was approved by the Seventh Circuit Court for Davidson County, Tennessee (Case No. 18P-1549) by Order dated January 11, 2019.
>
> This conveyance is made subject to restrictive covenants of record in Book 7839, Page 27 and By-laws attached thereto, of record in Book 7839, page 52, said Register's Office; easements and setback lines as set forth on the above plan of record and in Book 6900, page 897, said Register's Office; and the Deed of Conveyance to Metropolitan Government of Nashville & Davidson County of record in Book 8127, page 652 and in Book 8127, page 958, said Register's office.
>
> This is improved property known as 5340 Heatherwood Drive, Brentwood, TN 37027.

This deed was prepared without the benefit of a title search and uses the legal description for the property herein conveyed as reflected in the deed of conveyance to the Decedent.

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

DATED this the 31st day of January, 2019.

Elizabeth L. Youngs

ELIZABETH L. YOUNGS, as Executrix of the Estate of Betsy Crockarell Henley (formerly known as Betsy Crockarell Heineman)

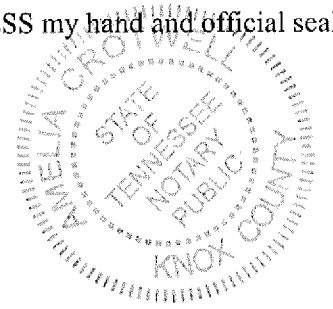
Mary Katherine Griffin

MARY KATHERINE GRIFFIN

STATE OF TENNESSEE)
)
COUNTY OF ~~DAVIDSON~~) KNOX ac

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ELIZABETH L. YOUNGS, individually and as Executrix of the Estate of Betsy Crockarell Henley (formerly known as Betsy Crockarell Heineman), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on this the 31 day of January, 2019.



Amelia Cromwell
Notary Public

My Commission Expires: 03-05-2022

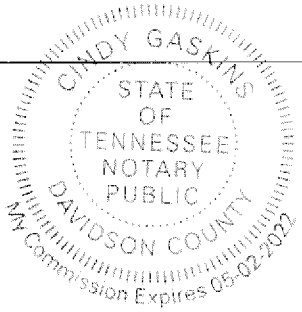
STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, MARY KATHERINE GRIFFIN, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal on this the 14th day of February, 2019.

Cindy Gaskins
Notary Public

My Commission Expires:



CERTIFICATE OF AUTHENTICITY

I, Paul A. Gontarek, 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.

Paul A. Gontarek

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lisa D. Hill, a notary public for this county and state, Paul A. Gontarek, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: 5-3-2021

Notary's Seal (if on paper)

