Karen Johnson Davidson County
Batch# 205925 DEEDQC
03/14/2019 10:32:10 AM 3 pgs
Fees: $18.00 Taxes: $3,330.00
20190314-0023409

This Instrument Prepared By:
Stewart Title Company
100 Bluegrass Commons Blvd., Suite 115
Hendersonville, Tennessee 37075

PERSONAL REPRESENTATIVE'S DEED

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP/PARCEL NOS.
B & I Properties, LLC 85 Cude Lane Madison, Tennessee 37115	Same	034-02-0-046.00

Donald Bethea ("Decedent") died testate on August 21, 2017, leaving a Last Will and Testament ("Will") which has been duly admitted to probate in the Chancery Court for Sumner County, Tennessee Probate Division, Docket No. 2017PR-467.

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars ($10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Rebecca B. Bethea, Personal Representative for the Estate of Donald Bethea**, hereby releases, remises and quitclaims unto **B & I Properties, LLC, a Tennessee limited liability company,** all right, title and interest of Decedent and decedent's estate in and to a tract or parcel of land in Davidson County, Tennessee, (the "Property") more particularly described as follows, to wit:

See **Exhibit A.**

The property is quitclaimed subject to such limitations, restriction and encumbrances as may effect the premises.

The Property is improved real property located at 85 Cude Lane, Madison, Tennessee 37115.

STATE OF TENNESSEE)
COUNTY OF Sumner)

The actual consideration or value, whichever is greater for this transfer is $900,000.00.

Ally Victorovic Bethea, member
Affiant

Subscribed and sworn to before me this the 4th day of March, 2019.

Notary Public

My Commission Expires: 07/21/2020

KEVIN TRACY WILLIAMS NOTARY PUBLIC AT LARGE SUMNER COUNTY TN

IN WITNESS WHEREOF, this instrument has been executed as of the 4th day of March, 2019.

Estate of Donald Bethea

By: Rebecca B Bethea
Name: Rebecca B. Bethea.
Its: Personal Representative

STATE OF Florida)
COUNTY OF Seminole)

Before me, the undersigned, a Notary Public in and for the County and State aforesaid, personally appeared Rebecca B. Bethea, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be the Personal Representative of the Estate of Donald Bethea, the within named bargainor, and that she as such Personal Representative, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the Estate of Donald Bethea by herself as the Personal Representative.

Witness my hand and seal, at Office, as of the 4th day of March, 2019.

KATIE BALLINGER
MY COMMISSION # FF 902391
EXPIRES: July 22, 2019
Bonded Thru Notary Public Underwriters

Notary Public

My Commission Expires: 7/22/19

EXHIBIT "A"
LEGAL DESCRIPTION

File No.: 01288-45341

Land in Davidson County, Tennessee, being Lot No. 1, on the plan of BURR & BETHEA SUBDIVISION, of record in Plat Book 4955, Page 119, Register's Office for Davidson County, Tennessee, reference to which is hereby made for a more complete description.

Being the same property conveyed to Donald Bethea by Quit Claim Deed dated 04/29/1992 from Donald Bethea and Robert E. Burr, individually and as a partnership of record in Book 8616, Page 659, Register's Office for Davidson County, Tennessee.

In Item VI (A) of said will, Rebecca B. Bethea was appointed Executor/Personal Representative and in Item VII (D) was authorized to execute any and all documents to facilitate the sale of the above described property.

Donald Bethea having since died on 8-21-2017. By probate of record in Probate Minute Book 2017, page 3362, Rebecca B. Bethea was appointed Executrix of The Estate of Donald Bethea.