THIS INSTRUMENT PREPARED BY:
Steven K. Wood, Attorney
Baker, Donelson, Bearman, Caldwell & Berkowitz, PC
Baker Donelson Center, Suite 800
211 Commerce Street
Nashville, Tennessee 37201

Karen Johnson Davidson County
Batch# 476142 DEEDQC
09/15/2020 01:23:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20200915-0105216

Address New Owner As Follows:	Send Tax Bills To:	Map-Parcel Number:
Meredith Lawson O'Brien and Bobby G. Lawson II 523 Meadowlark Lane Brentwood, Tennessee 37027	Same	163 00 0 334.00

ADMINISTRATOR'S QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **BOBBY G. LAWSON II AND MEREDITH LAWSON O'BRIEN, THE DULY-APPOINTED ADMINISTRATORS OF THE ESTATE OF SHELIA ELIZABETH LAWSON**, deceased (the "Decedent"), who died on June 5, 2018, and whose estate is being administered in the Probate Court for Williamson County, Tennessee, Probate No. P9838, 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 of which is hereby acknowledged, and in connection with the distribution of the estate of the Decedent pursuant to to Letters of Administration file June 28, 2018, in the Chancery Court of Williamson County, Tennessee, File No. P9838, hereby releases, remises and quitclaims unto **BOBBY G. LAWSON II AND MEREDITH LAWSON O'BRIEN, EACH TO A ½ ONE-HALF UNDIVIDED INTEREST,** all of the right, title and interest of Decedent and the Decedent's estate in and to a certain tract or parcel of land in Davidson County, Tennessee, described more particularly on the attached Exhibit "A" (the "Property").

This is improved property known as 5139 Hickory Hollow Parkway, Nashville, TN 37013.

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

[Signature and notary page to follow.]

WITNESS my hand this 1 day of September, 2020.

ESTATE OF SHELIA ELIZABETH LAWSON

Bobby G. Lawson II,
ADMINISTRATOR

Meredith Lawson O'Brien
Meredith Lawson O'Brien
ADMINISTRATOR

STATE OF TENNESSEE)
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **BOBBY G. LAWSON II**, as ADMINISTRATOR OF THE ESTATE OF SHELIA ELIZABETH LAWSON, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1st day of September, 2020.

Kathryn H. Sloan
Notary Public

My Commission Expires: 9-25-21

KATHRYN H. SLOAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MEREDITH LAWSON O'BRIEN**, as ADMINISTRATOR OF THE ESTATE OF SHELIA ELIZABETH LAWSON, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 1st day of September, 2020.

Kathryn H. Sloan
Notary Public

My Commission Expires: 9-25-21

KATHRYN H. SLOAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE)

COUNTY OF ~~DAVIDSON~~) Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $.00.

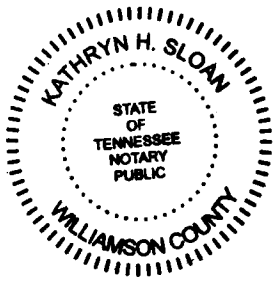
THIS TRANSFER IS EXEMPT FROM REAL ESTATE TRANSFER TAX PURSUANT TO TENNESSEE CODE ANNOTATED SECTION 67-4-409(A)(3)(D).

Meredith Lawson O'Brien
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS 1 DAY OF September, 2020.

Kathryn H. Sloan
NOTARY PUBLIC

MY COMMISSION EXPIRES: 9-25-21



4848-7631-2777

Exhibit "A"

LAND in the 2nd, formerly the 5th, Civil District of Davidson County, Tennessee, described according to a survey by William Robert Seigenthaler dated July 30, 1985, as follows:

BEGINNING at a concrete monument in the easterly right of way of Old Cane Ridge Road at the northwesterly corner of a 70' frontage road; thence North 7 degrees 15 minutes 10 seconds East 112.14 feet to an iron pin located 50 feet south of the centerline of the railroad rights of way; thence South 58 degrees 00 minutes 00 seconds East, 1,319.33 feet to an iron pin; thence South 32 degrees 00 minutes 00 seconds West 198.29 feet to an iron pin; thence North 54 degrees 33 minutes 45 seconds West 636.70 feet to a concrete monument; thence North 35 degrees 26 minutes 15 seconds East 20.00 feet to an iron pin; thence North 54 degrees 33 minutes 45 seconds West 639.18 feet to the point of beginning, and containing 4.433 acres, more or less.

Being the same property conveyed to Shelia E. Lawson, by Quitclaim Deed from Shelia E. Lawson, Administratrix of the Estate of Bobby G. Lawson, recorded on June 14, 2000, of record as Instrument No. 200006140059416, Register's Office for Davidson County, Tennessee.

The said Shelia E. Lawson, also known as Shelia Elizabeth Lawson having since died intestate on June 5, 2018, pursuant to Letters of Administration file June 28, 2018, in the Chancery Court of Williamson County, Tennessee, File No. P9838, Bobby G. Lawson II and Meredith Lawson O'Brien being named as Administrators of the estate of Shelia Elizabeth Lawson, deceased. The said Bobby G. Lawson II and Meredith Lawson O'Brien being the sole heirs of Shelia Elizabeth Lawson.

Shelia E. Lawson being one and the same as Shelia Elizabeth Lawson.

True Copy Certification

I, Kenneth P. Ezell, Jr., 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.

Kenneth P. Ezell, Jr.

State of Tennessee)
County of Davidson)

Personally appeared before me, Iva J. Binkley, a notary public for this county and state, Kenneth P. Ezell, Jr., who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

IVA J. BINKLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAY 3, 2021

My Express Expires: 5-3-2021
Notary' Seal (if on paper)