RG HC

This Instrument Prepared By:
Alan C. Housholder, Attorney
102 Woodmont Boulevard, Suite 510
Nashville, TN 37205

Karen Johnson Davidson County
Batch # 1089579 DEEDWARR
01/08/2024 02:56:04 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20240108-0001598

EXECUTRIX'S DEED

Address New Owner as:	Send Tax Bills To:	Map/Parcel Number:
Casey Cantrell, Trustee of the Harvey Cantrell Testamentary Trust Under the Will of Harvey Cantrell 114 Beverly Hills Drive Waverly, TN 37185	Same	Map 26-14 Parcels 20 - 21 Map 34 -2 Parcels 1, 91, 94

STATE OF TENNESSEE)
COUNTY OF Humphreys)

CARNAHAN STATE OF TENNESSEE NOTARY PUBLIC HUMPHREYS CO. TENN.

This transfer is exempt from taxation pursuant to T.C.A. 67-4-409(a)(3)(D).

X Casey M Cantrell
Affiant

Subscribed and sworn to before me this 27th day of December, 2023.

Lisa M. Carnahan
Notary Public

My Commission Expires: August 21, 2027

WHEREAS, Harvey Cantrell (the "Decedent") died on February 27, 2019 and Decedent's Last Will and Testament (the "Will") dated September 5, 2017 was admitted to probate on March 19, 2019, in Case No. P-2419-19 in the Probate Court For Humphreys County, Tennessee ;

WHEREAS, Maymee Cantrell was originally appointed Executrix of the Decedent's Estate (the "Estate") under the Will and Casey Cantrell was duly substituted as Executrix by court order dated June 15, 2021; and

WHEREAS, pursuant to the Will, certain real property located in Davidson County, Tennessee, described on Exhibit A attached hereto and incorporated herein by this reference (the "Property") is devised to the Trustee of the Harvey Cantrell Testamentary Trust under the Will of Harvey Cantrell. On June 15, 2021 by order of the Court, Casey Cantrell was substituted as Trustee, replacing Maymee Cantrell, who had died. The Executrix desires that her interest in the property be conveyed to the Harvey Cantrell Testamentary Trust under the Will of Harvey Cantrell, Casey Cantrell, Trustee.

WHEREAS, the Executrix desires to convey all of the Decedent's right, title and interest in and to the Property in accordance with the Will.

NOW, THEREFORE, in consideration of the foregoing premises and no other monetary consideration, the Executrix hereby transfers and conveys all of the Estate's right, title and interest in the Property to Casey Cantrell, Trustee of the Harvey Cantrell Testamentary Trust under the Will of Harvey Cantrell.

The Property is being transferred expressly subject to all limitations, restrictions and encumbrances that may affect the Property.

This is an undivided one-half interest in improved property located at 801, 803, 805, 807, 809, and 813 Rivergate Parkway, Madison, Tennessee.

The Property is the same undivided one-half interest in real property conveyed to Harvey Cantrell by quitclaim deed from Cantrell Family Partnership, L.P. of record in instrument 20091231-0118978, Register's Office for Davidson County, Tennessee.

TO HAVE AND TO HOLD the Property, with the appurtenances, estate, title and interest thereto belonging to the Beneficiary, its successors and assigns, forever; and the Executrix hereby transfers, assigns, and sets over unto the Beneficiary, all of the Estate's right, title and interest in the said Property with full benefit of the Executrix's warranties to the maximum extent that she can or should do as Executrix, but not further or otherwise.

IN WITNESS WHEREOF, the Executrix has executed this instrument this 27th day of December, 2023.

Estate of Harvey Cantrell

X Casey Cantrell executrix

By: Casey Cantrell, Executrix

STATE OF TENNESSEE)
COUNTY OF Humphreys)

Personally appeared before me, a Notary Public in and for said State and County, Casey Cantrell, who upon oath acknowledged that she is the Executrix of the Estate of Harvey Cantrell, deceased (the "Estate"), the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who further acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office in Waverly, Tennessee, this 27th day of December, 2023.

LISA W. CARNAHAN
STATE OF TENNESSEE
NOTARY PUBLIC
HUMPHREYS CO. TENN.

Lisa W. Carnahan

Notary Public
My Commission Expires: August 21, 2027

EXHIBIT A

Tract I.

LOT No. 1 on the plan of Section One, Echo Meadows Re-development, of record in Book 5060, page 89, Register's Office for said County.

SAID Lot No. 1 fronts 135.00 feet on the westerly margin of Two Mile Parkway and extends back 291.10 feet on the southerly line, which is a broken line, and 194.51 feet on the northerly line to a dead line in the rear, measuring 147.66 feet thereon.

Tract II.

LOT No. 2 on the plan of Section Two, Echo Meadows Re-development, of record in Book 5060, page 151, Register's Office for said County.

SAID Lot No. 2, which is a corner lot, fronts 125.0 feet on the westerly margin of Two Mile Parkway and fronts 117.00 feet on the northerly margin of Blue Bird Drive, said frontages being joined by a curve having a length of 39.27 feet, and extends back 167.88 feet on the westerly line and 181.50 feet on the northerly line to a point of intersection.

Tract III.

LOT No. 4 on the plan of Section Three, Echo Meadows Re-development, of record in Book 5190, page 89, Register's Office for said County.

SAID Lot No. 4 fronts 140.00 feet on the westerly margin of Two Mile Parkway and extends back 189.12 feet on the northerly line and 194.51 feet on the southerly line to a broken line in the rear, measuring 143.64 feet thereon.

Tract IV.

LOT No. 5 on the plan of Section Four Revised, Echo Meadows Re-development, of record in Book 5190, page 222, Register's Office for said County.

SAID Lot No. 5, which is a corner lot, fronts 96.13 feet on the westerly margin of Two Mile Parkway and fronts 174.00 feet on the southerly margin of Wren Road, said frontages being joined by a curve having a length of 40.26 feet, and extends back 122.00 feet on the westerly line and 195.55 feet on the southerly line to a point of intersection.

Tract V.

LOT No. 6 on the plan of Section Four, Revised, Echo Meadows Re-development, of record in Book 5190, page 222, Register's Office for said County.

SAID Lot No. 6 fronts 112.87 feet on the westerly margin of Two Mile Parkway and

extends back 195.55 feet on the northerly line and 191.51 feet on the southerly line to a dead line in the rear, measuring 106.27 feet thereon.

Tract VI.

LOT No. 7 on the plan of Section Four Revised, Echo Meadows Re-development of record in Book 5190, page 222, Register's Office for said County.

SAID Lot No. 7 fronts 78.00 feet on the westerly margin of Two Mile Parkway and extends back 191.51 feet on the northerly line and 188.64 feet on the southerly line to a dead line in the rear, measuring 78.04 feet thereon.

All tracts being the same property conveyed to Cantrell Family Partnership, L.P. by deed from Maymee Miller Cantrell of record in instrument 20050107-0002756 and an undivided one-half interest in real property conveyed by Cantrell Family Partnership, L.P. to Harvey Cantrell of record in instrument 20091231-0118978, all in the Register's Office in Davidson County, Tennessee.

Harvey Cantrell died testate on or about February 27, 2019, devising said property to the Harvey Cantrell Testamentary Trust by will of record in Will Book EE, page 134, in the Chancery Court Clerk's Office for Humphreys County, Tennessee.