PROPERTY TAX INFORMATION

OWNER Douglas Paul Haynes
4819 Shadowlawn Drive
Hermitage, TN 37076

SEND TAX BILLS TO· Same

THIS INSTRUMENT PREPARED BY

ASHLEY D STEARNS, Attorney
Trail, Coleman & Stearns, PLLC
107 N Maple Street
Murfreesboro, TN 37130

From Information Furnished by the Parties

SEE LEGAL DESCRIPTIONS FOR MAP/PARCEL INFORMATION

Exempt from transfer tax by T C A. 67-4-409(a)(C)(iv)

EXECUTOR'S QUITCLAIM DEED

FLOYD DOUGLAS HAYNES (the "Decedent"), died on December 2, 2023, leaving a Will dated May 10, 2022 The Will was admitted to probate on February 20, 2024, in the Probate Court for Rutherford County, Tennessee, and recorded in Will Book 82, Page 706, of the Rutherford County Court Clerk's Office The Court appointed DOUGLAS PAUL HAYNES as Executor of the Decedent's Estate and the Executor was duly qualified The Executor, by signing this Deed, releases any right the Executor has to recover this property in the event of the subsequent insolvency of this Estate. In accordance with the provisions of the Will of the Decedent, the Executor has bargained and sold and does hereby convey, remise, release and forever quitclaim unto **DOUGLAS PAUL HAYNES**, all the right, title and interest of the Decedent and the Decedent's estate to those certain tracts or parcels of real estate situated in Davidson County, Tennessee, being more particularly described as follows, to-wit

Karen Johnson
Batch # 1332439
10/10/2025 08 09 04 AM
Fees $17 00 Taxes $0 00

Davidson County
DEEDQC
3 pgs



20251010-0080971

PARCEL 1:
6011 Baltic Drive
Map & Parcel: 086 01 0 021.00

Being Lot No. 121 on the Plan of Dodson Heights, of record in Book 2900, Page 113, Register's Office of Davidson County, Tennessee, to which reference is here made for a more complete description. THIS conveyance is made subject to all easements and restrictions of record, including Book 3130, Page 623 and Book 3161, Page 279, R.O D C

Being the same property conveyed to Floyd D Haynes (being one and the same person as Floyd Douglas Haynes) from Barbara L Haynes by Quitclaim Deed of record in Book 5537, page 860, of the Register's Office of Davidson County, Tennessee.

PARCEL 2:
678 Mercer Dr.
Map & Parcel : 075 11 0 202.00

BEING all of Lot Number Three A (3A) of the Zone Lot Division of Lot Numbers 1, 2, 3, and 74 through 82, of the Meadows of Tulip Grove, Section 1, of record in Book 6250, page 304, amending the Plan of record in Book 5200, Page 612, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of location and description of said lot

Being the same property conveyed to Floyd D. Haynes (being one and the same person as Floyd Douglas Haynes) from Derrick Floyd Haynes of record in Book 9851, page 514, of the Register's Office of Davidson County, Tennessee.

PARCEL 3:
6000 Panama Dr.
Map & Parcel : 086 01 0 001.00

Being Lot No. 1 on the Plan of Dodson Heights of record in Book 2900, page 113, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description thereof

Being the same property conveyed to Floyd D. Haynes (being one and the same person as Floyd Douglas Haynes) from Henry G. Cisneros, Secretary of Housing and Urban Development, of Washington, D.C , by Cash Deed for Tennessee, of record in Book 9175, page 313, of the Register's Office of Davidson County, Tennessee.

Douglas Paul Haynes signed a Partial Disclaimer and Renunciation to fifty percent (50%) of the residuary estate of Floyd Douglas Haynes which was filed on July 31, 2024, in Rutherford County Court, Probate Court Case No 2024-PR-99, Murfreesboro, Tennessee

Derrick Floyd Haynes joins in the execution of this instrument in his individual capacity for the purposes herein contained and for the purpose of relinquishing any and all inheritance rights which he may have to said property

Said properties are conveyed subject to such limitations, restrictions and encumbrances as may affect the premises This transfer is by Quitclaim and the Executor makes no warranties about the title

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTIES DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION.

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WITNESS this the 10th day of June, 2025

ESTATE OF FLOYD DOUGLAS HAYNES

By: Douglas P Haynes
Douglas Paul Haynes, Executor

Derrick J Haynes
Derrick Floyd Haynes

STATE OF TENNESSEE)
ss
RUTHERFORD COUNTY)

On this 10 day of JUNE, 2025, before me personally appeared Douglas Paul Haynes, Executor of the **ESTATE OF FLOYD DOUGLAS HAYNES**, to me known or who proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument (Executor's Quitclaim Deed) and acknowledged that he executed the same as his free act and deed as Executor of the Estate of Floyd Douglas Haynes

WITNESS MY HAND AND OFFICIAL SEAL at Murfreesboro, Tennessee

ASHLEY STEARNS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

NOTARY PUBLIC
My Commission Expires. 11/22/2025

STATE OF FLORIDA)
ss
Walton COUNTY)

On this 24th day of June, 2025, before me personally appeared **DERRICK FLOYD HAYNES**, to me known or who proved to me on the basis of satisfactory evidence to be the person described in and who executed the foregoing instrument, and acknowledged that she executed the same as her free act and deed.

WITNESS MY HAND AND OFFICIAL SEAL at Eugene, Oregon

Winona L Thomley
NOTARY PUBLIC
My Commission Expires: Nov 8, 2027

NOTARY PUBLIC STATE OF FLORIDA
WINONA L THOMLEY
Notary Public - State of Florida
Commission # HH 462884
My Comm. Expires Nov 8, 2027
Bonded through National Notary Assn.