

OWNER/RESPONSIBLE TAXPAYER:

THIS INSTRUMENT PREPARED BY:

\_\_\_\_\_

\_\_\_\_\_

Map 126N, Group K, Parcel 001.00C-SI017

Tennessee Valley Title Insurance Co.  
800 S. Gay Street, Suite 1500  
Knoxville, TN 37929  
File No. 180927B (TMA)

### EXECUTOR'S DEED

THIS INDENTURE made as of this \_\_\_\_ day of \_\_\_\_\_, 2018,  
between PINNACLE BANK, EXECUTOR OF THE ESTATE OF JEAN R. ELLIS, First  
Party, and \_\_\_\_\_,  
Second Parties:

### WITNESSETH

THAT SAID FIRST PARTY, for and in consideration of the sum of TEN NO/100  
(\$10.00) DOLLARS, and other good and valuable consideration, to it in hand paid by  
said Second Parties, the receipt of which is hereby acknowledged, has granted, bargained,  
sold and conveyed, and does by these presents grant, bargain, sell and convey unto  
Second Parties, the real property described as follows:

SITUATED in the Eleventh (11th) Civil District of Sevier County, Tennessee,  
and within the City of Gatlinburg, Tennessee, and being all of Condominium Unit  
No. 207 of the Olde Gatlinburg Place Condominiums as shown on plat of record  
in Map Book 25, page 90, in the Sevier County Register's Office, to which plat  
reference is hereby made for a more particular description.

The Olde Gatlinburg Place Condominium is a horizontal property regime  
established pursuant to Tennessee Code Annotated 66-27-101, et. seq., as  
amended.

The property described hereinabove is conveyed together with an undivided  
interest in the common elements, vote, surplus and liability for common expenses  
and other assessments appurtenant thereto and as set forth in the Master Deed of  
Old Gatlinburg Place of record in Deed Book 375, page 392, in the Sevier County  
Register's Office.

BEING the same property conveyed to Jean Ellis by Warranty Deed from Olde  
Gatlinburg Rentals, Inc., dated December 28, 2009, and recorded in Book 3497,  
page 399, in the Sevier County Register's Office. Jean Ellis is now deceased with  
her will having been probated in Hamilton County, Tennessee, Probate No. 16-P-  
281.

THIS CONVEYANCE is made subject to any and all applicable restrictions, agreements, easements and building setback lines as are shown in the records of the Sevier County Register's Office, and further to any matter and/or condition which would be disclosed by a current, accurate survey or inspection of the property herein described.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to homestead and dower therein. TO HAVE AND TO HOLD the same unto the Second Parties, their heirs, successors and assigns, together with all of the rights and interest thereunto belonging, in fee simple.

This conveyance is made subject to 2018 taxes, which shall be prorated as of the date of closing, and which Second Parties assume and agree to pay, and the matters set forth herein.

First Party covenants that it is lawfully seized in fee simple of the premises and that he has a good and lawful right to sell and convey the same. First Party further covenants that it will warrant and defend the title to said premises unto the Second Parties, their heirs, successors and assigns, against the lawful claims of all parties claiming by, through, or under the First Party, but no further or otherwise.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, or the masculine, feminine or neuter gender, as the case may demand.

IN WITNESS WHEREOF, the said First Party hereunder has executed this instrument as of the day and year first above written.

Pinnacle Bank, Executor of the Estate of  
Jean R. Ellis

By: \_\_\_\_\_

Title: \_\_\_\_\_

STATE OF \_\_\_\_\_

COUNTY OF \_\_\_\_\_

PERSONALLY appeared before me, the undersigned authority, a Notary Public in and for said County and State, \_\_\_\_\_, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged \_\_\_self to be the \_\_\_\_\_ of PINNACLE BANK, EXECUTOR OF THE ESTATE OF JEAN R. ELLIS, the within named bargainor, a banking corporation, and that \_\_\_he as such \_\_\_\_\_, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by \_\_\_self as \_\_\_\_\_.

WITNESS my hand and official seal at office this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is \$ \_\_\_\_\_.

\_\_\_\_\_  
Affiant

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 2018.

\_\_\_\_\_  
Notary Public

My Commission Expires: \_\_\_\_\_