THIS INSTRUMENT PREPARED BY:
John E. Rodgers, Jr.
Suite 1230, AmSouth Center
315 Deaderick Street
Nashville, TN 37238-1230

Davidson County DEEDQC
Recvd: 02/13/01 10:34 2pgs
Fees:10.00 Taxes:0.00
20010213-0013788

PICK-UP

QUITCLAIM DEED

Address New Owners:	Send Tax Bills To:	Map Parcel Nos.
John E. Rodgers, Jr. 309 Bonnaridge Drive Hermitage, TN 37076	John E. Rodgers, Jr. 309 Bonnaridge Drive Hermitage, TN 37076	75-13-179

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value, whichever ~~is greater~~ for this transfer is $1.00.

Linda L. Goodbar
LINDA L. GOODBAR

Subscribed and sworn before me this 13th day of February, 2001.

Charlotte E. Herbert
NOTARY PUBLIC

My Commission Expires:
My Commission Expires MAY 29, 2002

This deed, made and entered into this 13th day of February, 2001, by and between Linda L. Goodbar, party of the first part, and John E. Rodgers, Jr., Trustee, party of the second party, all of the County of Davidson and State of Tennessee.

W I T N E S S E T H:

That whereas Mary W. Trombley, unmarried, late of the County of Davidson, died intestate on the 18th day of May, 2000, leaving surviving her as her sole heir at law her daughter, Linda L. Goodbar, who is a party to this deed; and whereas the said Mary W. Trombley at the time of her death was seized of the lands hereinafter described; and whereas, her heir at law is now the owner of said land and has the legal right to make this conveyance;

Now, therefore, said party of the first part, for and in consideration of the sum of One and No/100 ($1.00) Dollars to her in hand paid by the said party of the second part, the receipt of which is hereby acknowledged, has quitclaimed and by these presents does quitclaim unto the said party of the second part, and his heirs and assigns a certain tract or parcel of land lying and being in the in the County of Davidson and State of Tennessee and more particularly described as follows:

Land in Davidson County, Tennessee, being Lot No. 51 on the Map of Hermitage Hills Subdivision, Section 1, as of record in Plat Book 2900, Page 48 and 49, Register's Office for said County, to which reference is made for a more complete description.

Said Lot No. 51 fronts 90 feet on the northeasterly side of Bonnaridge Drive and extends back 153 feet on the southwesterly line and 154.4 feet on the northwesterly line, to a dead line in the rear on which it measures 77.8 feet.

Being the same property conveyed to Mary W. Trombley, unmarried, by warranty deed from Geneva L. Rainey, unmarried, of record in Book 9954, page 265, Register's Office for Davidson County, Tennessee.

This is property with a common address of 309 Bonnaridge Drive, Hermitage, TN 37076.

And said party of the first part does covenant that she is seized of said land in fee and has the right to convey the same in fee simple, that the same is free and clear of any encumbrances and that she will warrant and defend the title herein conveyed against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, said party of the first part has hereunto set her signature the day and year first above written.

Linda L. Goodbar

LINDA L. GOODBAR

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Charlotte E. Herring, a Notary Public in and for said County and State, **LINDA L. GOODBAR**, the within named bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee on this the 13th day of February, 2001.

Charlotte E. Herring

NOTARY PUBLIC

My Commission Expires:

My Commission Expires MAY 26, 2002