Davidson County DEEDQC
Recvd: 05/12/03 13:37 3pgs
Fees:17.00 Taxes:0.00

20030512-0063439

Map: 59
Parcel: 130

QUITCLAIM DEED

THIS INDENTURE, made and entered into the 12th day of April, 2003

WITNESSETH:

That for and in consideration of love and affection (and no monetary consideration) and good and other valuable consideration, paid by Elnora W. Bender ("GRANTEE") to Montigue Bender, Derrell Bender ("GRANTORS"), receipt of which is hereby acknowledged, GRANTORS hereby grants, bargains, sells, conveys, remises, releases and forever quitclaims to the GRANTEE, all right, title, interest, claim or demand of GRANTORS in and to the following described property, to-wit:

> Land In Davidson County, Tennessee, as follows: A tract of land located in the 12th, Civil District of Davidson County, Tennessee. Being the Northeasterly 1.0 acre of the N. G. Simons Property, Tax Parcel No. 59-130 Record Book 3535 Page 485, R. O. D. C. and being more fully described as follows:
> Beginning at an existing iron pin, by others, the North-Westerly corner of the L. E. Ford property, Record Book 2084 Page 471 R. O. D. C. Said Iron pin being located in the Easterly margin of Whites Creek North 36 degrees 45' West 100.0 feet to an iron pin. Thence leaving said Whites Creek Pike North 56 degrees 15' East a distance of 436.5 feet to an iron pin. The North – Easterly Corner of the herein describe property. Running thence South 36 degrees 45' East a distance of 100.0 feet to an iron pin. Thence South 56 degrees 15' West a distance of 436.5 feet to the point of beginning, containing 1.0 acre. All in accordance with Survey and Plat by Hickerson & Pleasant, Engineers, dated June 7th, 1967.
>
> Being the same property conveyed to Charles W. Bender and wife, Iris W. Bender by deed from N. G. Simons and wife, as of record in Book 4142, page 212, Register's Office, Davidson County Tennessee. The said Charles W. Bender having since died vesting said property in Iris W. Bender as surviving widow. The said Iris W Bender having since died vesting said property in Charles W. Bender, Jr. by Last Will and Testament of record in Will Book 238, page 649, Probate Court Clerk's Office. The said Charles W. Bender, Jr. having since died vesting said property in Elnora Bender, Derrell Bender and Montigue Bender as next of kin and heirs at law, pursuant to an affidavit of heirship recorded as Instrument Number * of record, R. O. D. C. *20030512-0063438

This is improved property known as 2609 Whites Creek Pike, Nashville, Tennessee, 37207.

SAID property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

TOGETHER with all rights, title, and interest, if any of the grantors, in and to any streets and roads abutting the above described premises to the center line thereof.

The GRANTORS convey the premises herein granted unto the GRANTEE, her heirs or successors and assigns of said GRANTEE forever.

IN WITNESS WHEREOF, the parties have hereunto set their signatures this day and date first above written.

Derrell Bender by Elnora W. Bender attorney-in-fact

Montigue Bender

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

Personally appeared before me Mildred C. Shull, a Notary Public in and for said County and State, Montigue Bender, with whom I am personally acquainted, who executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 22nd day of April, 2003.

Mildred C. Shull
Notary Public

My Commission Expires: July 29, 2006

STATE OF TENNESSEE]

COUNTY OF DAVIDSON]

On this 22nd day of April, 2003, before me personally appeared Elnora W. Bender, to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of Derrell Bender, acknowledged that such person executed the same as the free act and deed of Derrell Bender.

WITNESS my hand and official seal at Nashville, Tennessee this 22nd day of April, 2003.

Brenda M. Gurnell
Notary Public

My Commission Expires: 01-29-05

State of Tennessee)
County of Davidson)

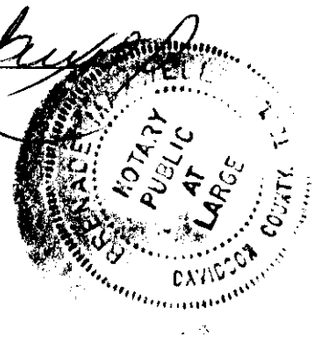
I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is -0-.

Robert L. Smith
Affiant

Subscribed and sworn to before me this 22nd day of April, 2003.

Brenda Kay Pierce
NOTARY PUBLIC

My commission expires the: 01/29/05



This Instrument Prepared By:

Robert L. Smith.
Attorney At Law
One Vantage Way, Suite B-105
Nashville, Tennessee 37228
615-242-5003

The name and address of the new owner;
Send Tax Bill To:
Elnora W. Bender
2609 Whites Creek Pike
Nashville, Tennessee 37207