# QUITCLAIM DEED

box 28-B

The actual consideration or value for this transfer is $ -0-

Jere Bowen Gardner
AFFIANT

STATE OF TENNESSEE
COUNTY OF DAVIDSON

SWORN TO AND SUBSCRIBED before me this 13th day of August, 2003.

NOTARY PUBLIC
My Commission Expires: 3/31/07

Davidson County DEEDQC
Recvd: 10/29/04 13:26 2pgs
Fees:12.00 Taxes:0.00
20041029-0130135

This space for Register of Deeds

This instrument was prepared by: R.. T. Throckmorton, III, Attorney, 430 3rd Ave. North, #101, Nashville, TN 37201,

| ADDRESS NEW OWNER(S) | SEND TAX BILLS TO: | MAP / PARCEL NO. |
|---|---|---|
| Jere Bowen Gardner<br>428 Joslin Branch Road<br>White Bluff, Tennessee 37187 | Arthur Bowen Jr.<br>2850 Lebanon Road<br>Nashville, TN. 37214 | 096-02-0/005.00 |

*FOR NO MONETARY CONSIDERATION*, but for the fulfillment of the Devise stated in Article III of the last Will and Testament of Ellen Bowen Gardner,

I, **Jere Bowen Gardner**, acting in my capacity as Personal Representative of the Estate of Ellen Bowen Gardner under and pursuant to the terms of the Last Will of Ellen Bowen Gardner, the same being probated in the Seventh Circuit (Probate) Court of Davidson County, Tennessee, bearing Docket No. 02 P-1810, by these presents do hereby quitclaim and convey unto the named beneficiaries of said Will:

**David William Gardner, III, William Ray Gardner, Jr. and myself, Jere Bowen Gardner**, their heirs and assigns, in equal shares and in Fee simple, all rights, title and interest of the Estate of Ellen Bowen Gardner in and to the following described tract or parcel of land located in DAVIDSON County to wit:

A tract of land in the 3rd, formerly the 2nd Civil District of Davidson County, Tennessee, described according to a plat made by W. B. Southgate, Surveyor, March 6, 1925 of a part of R. S. Stanford's Clover Bottom Farm, as of record in Book 547, Page 50, Register's Office for said County, as follows:

Beginning in the center of the Lebanon Pike at the Southeast corner of the Methodist Church Lot, and running thence with the East line of the said Church Lot, North 13 & 3/4 degrees West 382 feet; North 15 degrees West 207 feet to the Northeast corner of said Church Lot; thence with the North line of said Lot South 75 degrees West 210 feet to the Northwest corner thereof; thence North 15 degrees West 268 feet; thence South 67 degrees East 695 feet; thence South 61 & 3/4 degrees East 200 feet; thence South 17 degrees East 250 feet to the center of the Lebanon Pike; thence with the center of said Pike as follows: South 77 & 1/4 degrees West 123 feet to the beginning, containing 6.13 acres, more or less.

Being the same land conveyed by C. A. McClendon and wife, to Arthur Bowen by deed dated February 5th 1921, and of record in Book 545, Page 521, Register's Office for Davidson County, Tennessee. Arthur Bowen died, Testate, 1983 in Davidson County, Tennessee and devised his property to his children, Arthur Bowen , Jr., Eddine Bowen Paschall, and Ellen Bowen Gardner, by Last Will of record in Will Book 145, page 449, Davidson County Probate Clerk's Office. See also, Affidavit of Record in Book 9710, page 692 Register';s Office for Davidson County, Tennessee. Subsequently, Ellen Bowen Gardner having died, Testate, in Davidson County, Tennessee, April 3, 2001, naming Jere Bowen Gardner as Executor, and devising the aforesaid property to her children, David William Gardner, III, William Ray Gardner, Jr. and Jere Bowen Gardner, by Last Will and Testament of record in Davidson Probate Court docket #02P-1810.

The above description is the same as in the previous deed of record.

*The property conveyed herein is transferred subject to such easements, limitations, encumbrances and restrictions as may affect the property, including:*

2003 Property taxes are to be assumed, pro rata, by the GRANTEES.

*This is improved property known as: 2850 Lebanon Road, Nashville, Tennessee 37214*

*Witness my hand this* 13TH *day of* August, *2003.*

Jere Bowen Gardner, Personal Representative
Estate of Ellen Bowen Gardner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, Dianne Turner a Notary Public in and for said County and State, the within named **Jere Bowen Gardner**, Personal Representative of the Estate of Ellen Bowen Gardner, the bargainer, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument, for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this 19th day of April, 2004.

Dianne Turner
NOTARY PUBLIC

My Commission Expires: Mar. 31, 2007

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

**********

# QUITCLAIM DEED

*From: The Estate of*
*Ellen Bowen Gardner*

*To: Jere Bowen Gardner*
*David William Gardner, III*
*William Ray Gardner, Jr.*

*Property:*
*2850 Lebanon Road*
*Nashville, Tennessee 37214*

This Instrument was Prepared by:

Raymond T. Throckmorton, III
Attorney at Law
Nashville, Tennessee 37201
(615) 255-3559