Davidson County DEEDQC
Recvd: 02/07/06 09:10 2 pgs
Fees:12.00 Taxes:0.00
20060207-0014908

This Instrument Prepared By:
Lee & Lee Attorneys, PC
109 East Gay Street
Lebanon, Tennessee 37087

L&L# 7684

ADDRESS OF NEW OWNER:
Mark A. Haggard
109 Benson Road
Nashville, Tennessee 37214

SEND TAX BILL TO:
Owner

MAP: **96.01**
GROUP:
PARCEL: **21.00**

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND LEE AND LEE ATTORNEYS SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten ($10.00) Dollars, and other good and valuable consideration, the receipt of which is hereby acknowledged, we, **Bobby J. Haggard**, do hereby transfer and convey, remise and release and forever quitclaim unto **Mark A. Haggard and wife, Melissa H. Haggard**, their heirs and assigns, all my right, title and interest in and to that certain tract or parcel of land described as follows, to-wit:

Land in Davidson County, Tennessee, begin a part of the East part of Lot 8, Plan of the Jery Bowen Lane on Lebanon Pike as recorded in Plan Book 2, Page 134, Register's Office for said County, and being more particularly described as follows: Beginning at a point in the South line of Benson Road, being the northwest corner of Lot 4, of the Standard-Guill property as recorded in Plat Book 843, Page 42, Register's Office said County, thence in a southwardly direction along the line dividing Lot 4 from Lot 8 a distance of 150.0 feet to a point in the north line of Lot 10; thence in a westwardly direction along the line dividing Lot 8 from Lot 10 a distance of 80.0 feet to the southwest corner of this tract; thence in a northwardly direction along a line running parallel with the west line of Lot 4 a distance of 150.0 feet to a point in the south line of Benson Road; thence in a eastwardly direction along the south line of Benson Road a distance of 80.0 feet to the point of beginning. According to a survey by Campbell Surveying, dated April 23, 1981.

Being the same property conveyed to Bobby J. Haggard by quitclaim deed from Mark A. Haggard dated February 14, 1992, of record in Book 8554, Page 205-206, Register's Office for Davidson County, Tennessee.

This is improved property known as 109 Benson Road, Nashville, Tennessee 37214. Possession is to be given on date of deed .

THIS INSTRUMENT and the interest hereby released and conveyed are subject to all taxes, restrictions, easements, ordinances and encumbrances as may affect the premises.

WITNESS our hands this the 26th day of January, 2006.

Bobby J. Haggard

STATE OF TENNESSEE)
COUNTY OF WILSON)

Personally appeared before me, the undersigned Notary Public in and for said County and State, **Bobby J. Haggard**, the bargainors, 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 office this 26th day of January, 2006.

NOTARY PUBLIC

J.C. ROSS NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 4.28.08

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STATE OF TENNESSEE)
COUNTY OF WILSON)

The actual consideration or value of this transfer is $ - 0 - .

AFFIANT

Subscribed and sworn to before me on this 26th day of January, 2006.

NOTARY PUBLIC

J.C. ROSS NOTARY PUBLIC STATE OF TENNESSEE

My Commission Expires: 4.28.08