Davidson County DEEDQC
Recvd: 01/26/07 15:50 2 pgs
Fees:12.00 Taxes:0.00
20070126-0011205

Prepared by:
GEORGE H. THOMPSON, III, Esq.
1326 8th Avenue North
Nashville, Tennessee 37208

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Sarah L. Brooks 4516 Clarksville Pike Nashville, TN 37218-1508	SAME	07101006900

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF LOVE AND AFFECTION (and no monetary consideration), I, ERVIN C. BENDER AND WIFE, CORNELIA BENDER, (DECEASED), GRANTOR, have bargained and sold and by these presents do hereby quitclaim and convey unto **SARAH L. BROOKS,** GRANTEE, herein, all of my rights, title and interest, in the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

BEING Lot Nos. 29 and 30 on the Map of E.C. Scruggs Monticello Subdivision, as of record in Book 57, page 138, Register's Office for said County.

SAID lots adjoin and front together 166 feet on the south side of Winstead Avenue and run back between lines 100 feet on the east line of Lot No. 29 and 112.2 feet on the west line of Lot No. 30 to an alley in the rear, measuring 115 feet thereon.

BEING the same property conveyed to Jess Taylor, Trustee in Deed of Trust Deed from Ervin Bender and wife, Cornelia Bender, deceased, of record in Book 4987, Page 190 Register's Office for Davidson County, Tennessee, and

BEING the same property conveyed to Ervin C. Bender and wife, Cornelia Bender, now deceased by Deed from V.H. Dixon and wife, Henrie B. Dixon, as of record in Book 1906, Page 629, Register's Office for Davidson County, Tennessee.

This is improved property know as 2201 Old Matthews Road, Nashville, Tennessee 37207.

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

IN WITNESS WHEREOF, I have hereunto set my hand, on this the 26 day of May, 2007.

Ervin C Bender
ERVIN C. BENDER

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

On this the 26th day of January, 2007, before me personally appeared **ERVIN C. BENDER**, bargainor, 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.

Aleta Porter My Commission Expires: 01/23/2010
NOTARY PUBLIC

ALETA PORTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
JAN 23 AM 9
My Commission Expires MAR. 20, 2010

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, hereby swear or affirm that the actual consideration for this transfer is **NO ($0.00) DOLLARS.**

Ervin C Bender
AFFIANT

SUBSCRIBED and **SWORN** to before me on this the 26th day of January, 2007.

ALETA PORTER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
JAN 23 AM 9
My Commission Expires MAR. 20, 2010

Aleta Porter My Commission Expires: 01/23/2010
NOTARY PUBLIC