This Instrument Prepared by:
Brokers Escrow Services, Inc.
211 Donelson Pike, Suite 2
P. O. Box 140255
Nashville, TN 37214

Davidson County DEEDQC
Recvd: 07/16/07 09:50 2 pgs
Fees:12.00 Taxes:0.00
20070716-0084156

# QUITCLAIM DEED

New owner

Send tax Bill to:
Odell [redacted] Regg Binkley
P.O. Box 145
Hermitage, TN 37076

P/O Map: 34-9
Parcel: 112

For and in consideration of One Dollar and other good and valuable consideration, **Edenwold, LLC** does hereby grant, quitclaim and convey unto **Odell Regg Binkley**, all right, title and interest that it may have in and to the following described real property located in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Lots Number 35, 36, 37, 38, 39, 40, 41, 42, 43, 44, 45 and 46, Block "E" and Lots 17, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, and 28, Block "H" City of Edenwold Subdivision, as of record in Plat Book 421, page 123, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lots.

Being the same property conveyed to Edenwold, LLC by deed from Jack W. Garrison and wife Linda K. Garrison dated June 30th 1998 of record in Book 11005 , page 340 , Register's Office for Davidson County, Tennessee.

This is improved property known as: Tennyson Drive, Nashville, TN

GRANTOR makes no representation or warranty, express or implied, as to the exact amount of acreage or square footage in the property, or as to the ownership of the minerals located on, under or within the property. Grantor makes no representations or warranties, express or implied, with respect to the condition of the property conveyed hereby, including improvements located thereon, including, without limitation, the habitability, condition or fitness thereof for any particular use or purpose. Grantee agrees that the property conveyed hereby, including improvements located thereon, is conveyed by Grantor and accepted by Grantee in an "as is, where is" and "with all faults" condition.

THIS conveyance is made expressly subject to all covenants, conditions, restrictions, and reservations contained in former deeds and other instruments of record applicable to said property, insofar as same are presently binding thereon, and to any easements apparent from an inspection of said property.

Witness my hand this the 16 day of July , 2007.

**Edenwold, LLC**

**By:** Odell Barkley Jr.

**Its** Manager

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Odell Barkley Jr , with whom I am personally acquainted, or proven to me on a satisfactory basis and who upon oath acknowledged himself to be Manager of Edenwold, LLC, and that he as such authorized officer, with the authority so to do, executed the within Quitclaim Deed for the purposes therein contained by signing the name of **Edenwold, LLC.**

Witness my hand and official seal this the 16th day of July, 2007.

NOTARY PUBLIC
My commission expires: November 12, 2008

MARK G. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $ 0.

AFFIANT

Subscribed and sworn to before me this 16th day of July, 2007.

NOTARY PUBLIC

MARK G. CLARK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY