Davidson County DEEDQC
Recvd: 03/25/08 13:16 2 pgs
Fees:12.00 Taxes:0.00
20080325-0029918

This Instrument Prepared By:
Mark A. Ellmore, Attorney
1821 Old Murfreesboro Pike
Nashville, TN 37217

QUITCLAIM DEED

For and in consideration of Ten Dollars and 00/100 ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Sarah Lou Eden, a single person,** by these presents do hereby quitclaim and convey to **Tony Eden**, all of my right, title, and interest in and to the following described tract of land to wit:

BEING Lot No. 5 on the Map of a part of the Mora Sharpe Lands, of record in Book 547, Page 114, Register's Office for Davidson County, Tennessee.

SAID Lot No. 5 fronts 70 feet on the southwesterly side of Riverside Drive and runs back between lines 200 feet to the center line of a 5-foot easement on which it measures 50 feet.

Being the same property conveyed to Sarah Lou Eden, a single person, by Warranty Deed from Iris M. Foster, a widow, of record in Instrument No. 20001003-0097928, Register's Office for Davidson County, Tennessee.

RESERVATION IS HEREBY MADE BY THE GRANTOR IN THIS CONVEYANCE FOR A LIFE ESTATE TO BENEFIT SARAH LOU EDEN, A SINGLE PERSON FOR ALL HER NATURAL LIFE.

This instrument is subject to any and all restrictions, easements and building setback lines of record.

INFORMATION FOR THE PREPARATION OF THIS INSTRUMENT WAS PROVIDED SOLELY BY THE CLIENTS. NO NEW SEARCH OR SURVEY DONE.

This is improved property is known as **1312 Greenfield Avenue, Nashville, TN 37216.**

WITNESS my hand and seal on this 26 day of March, ~~2004.~~ 2007

X Sarah Lou Eden

Sarah Lou Eden

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sarah Lou Eden, the bargainor with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 26 day of March, ~~2004.~~ 2007.

My commission expires: 4-25-10

DINAH S. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Dinah S. Williams
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

AFFIDAVIT

I do hereby certify that the actual, true and correct consideration or value, whichever is greater, for this transfer is $-0-, which is paid for the property herein conveyed.

Sarah Lou Eden
Affiant

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Sworn to and subscribed before me this the ___ day of March, ~~2004.~~ 2007.

DINAH S. WILLIAMS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

9-25-10
My commission expires:

Dinah S. Williams
Notary Public

ADDRESS OF NEW OWNERS:
Tony Eden
1312 Greenfield Ave.
Nashville, TN 37216

SEND TAX BILLS TO:
SAME

Map/Parcel:
72-03-330

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