Davidson County DEEDQC
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Fees:12.00 Taxes:0.00

20080514-0049440

File No. 280400609

QUITCLAIM DEED

TRACEY TRUMPHOUR STATE OF TENNESSEE NOTARY PUBLIC WILSON CO. TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 5TH DAY OF MAY, 2008.

Notary Public

MY COMMISSION EXPIRES: 11-28-09
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
505 E. Main Street
Hendersonville, TN 37075

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Stephen D. Benning	Stephen D. Benning	063-16-0B-073.00CO
(NAME) 729 Jaywood Drive	(NAME) 729 Jaywood Drive	
(ADDRESS) Old Hickory, Tennessee 37138	(ADDRESS) Old Hickory, Tennessee 37138	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **MELISSA J. BENNING**, HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED UNTO **STEPHEN D. BENNING,** HEREINAFTER CALLED THE GRANTEES, HIS HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 75 on the Plan of Hampton Park (Formerly Chitwood Downs, a Planned Unit Development), as of record in Plat Book 6900, page 550, 551 and 552 and Certificated of correction in Book 7642, page 445 and by Amendment to Change Name in Book 8181, Page 112, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Stephen D. Benning and Melissa J. Benning by Deed dated July 3, 2006 from Dennis A. Chappel and Sheryn L. Chappell of record in Instrument No. 20060706-0080835, Register's Office for said County.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 729 Jaywood Drive, Old Hickory, TN 37138
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand(s) this 5th day of May, 2008.

Melissa J. Benning

STATE OF TENNESSEE
COUNTY OF Wilson

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named Melissa J. Benning, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 5th day of May, 2008.

Commission expires: 11-28-09

Notary Public

File Number: 280400609
RETURN TO:
Cumberland Title
505 E. Main Street
Hendersonville, TN 37075

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
WILSON CO. TN