Davidson County DEEDQC
Recvd: 10/17/08 12:34 2 pgs
Fees:12.00 Taxes:0.00
20081017-0104574

PREPARED BY AND RETURN TO:
Bryan D. Spicer
Attorney at Law
1990 Old Fort Pkwy
Suite G
Murfreesboro, TN 37129

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

I, or We, hereby swear or affirm that the actual Consideration for this transfer or value of the Property transferred, whichever is greater is $0.00. Which amount is equal to, or greater than, the amount, which the property transferred, would command at a fair voluntary sale.

MARTHA ANNE WHITE STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

Affiant: _____

Subscribed and sworn before me, this the 16, day of Oct, 2008.

Notary Public: Martha Anne White
My Commission Expires: 4-24-2010

ADDRESS OF NEW OWNER:	**SEND TAX BILLS TO:**	**MAP/PARCEL:**
Richard D. Benson Sr.	Richard D. Benson Sr.	86-7-116.00
1216 Jackson's Hill Road	4169 Central Pike	
Hermitage, TN 37076	Hermitage, TN 37076	

QUITCLAIM DEED

For and in consideration of One Dollar (1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **RICHARD D. BENSON JR. AND WIFE JENNIFER B. BENSON**, (hereinafter referred to as "**GRANTOR**") do quitclaim and convey all of my undivided right, title and interest to the hereinafter described property to **RICHARD D. BENSON SR. AND KAREN BENSON**, (hereinafter referred to as "**GRANTEE**") her heirs and assigns, in and to the following described tract of land:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 77 ON THE RESUBDIVISION OF LOTS 75, 76, 77, 112, 113 AND 114, JACKSON'S RETREAT, PHASE 2, AS OF RECORD IN BOOK 6250, PAGE 194, SAID REGISTER'S OFFICE.

BEING THE SAME PROPERTY CONVEYED TO RICHARD D. BENSON JR. AND WIFE JENNIFER B. BENSON, BY DEED FROM LINDA RUTH POOLE, UNMARRIED, OF RECORD IN BOOK 9101, PAGE 491, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property commonly known as: 1216 Jackson's Hill Road Hermitage, TN 37076.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

use of any gender shall be applicable to all genders.

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

IN WITNESS WHEREOF, this document was executed this 16 day of Oct, 20 08.

RICHARD D. BENSON JR.

JENNIFER B. BENSON

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Richard D. Benson Jr. and Jennifer B. Benson, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand and official seal at office, this 16 day of Oct, 20 08.

NOTARY PUBLIC

My Commission Expires:
4-24-2010

MARTHA ANNE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER