BILL GARRETT, Davidson County
Trans:T20090038991 DEEDQC
Recvd: 06/11/09 12:23 2 pgs
Fees:12.00 Taxes:0.00
20090611-0054308

THIS INSTRUMENT PREPARED BY:
RONALD B. BUCHANAN, Attorney at Law
165 Indian Lake Blvd., Suite 101
Hendersonville, Tenn. 37075

THE PREPARER MAKES NO REPRESENTATIONS OR WARRANTIES AS TO THE ACCURACY OF THE DESCRIPTION OR THE STATUS OF THE TITLE OF THE PROPERTY. THIS DOCUMENT HAS BEEN PREPARED BASED ONLY UPON INFORMATION FURNISHED TO THE PREPARER.

Map/Group/Parcel
53/3/170

QUITCLAIM DEED
(to create a joint tenancy by the entirety)

FROM:
MOLLY BRYANT
1309 Hadley Avenue
Old Hickory, TN 37138

SEND TAX BILLS TO:
MOLLY BRYANT & DARRYL BRYANT
1309 Hadley Avenue
Old Hickory, TN 37138

NAME & ADDRESS OF NEW OWNER:
MOLLY BRYANT & DARRYL BRYANT
1309 Hadley Avenue
Old Hickory, TN 37138

FOR AND IN CONSIDERATION of the payment of Ten Dollars ($10.00) cash, and other good and valuable consideration, the receipt of which is hereby acknowledged I, **Molly Bryant, a widow,** have this day bargained and sold, and do hereby transfer and convey unto **Molly Bryant and Darryl Bryant for the purpose of creating a joint tenancy with right of survivorship,** their heirs and assigns, all my estate, right, title, interest and claim in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 236, Section "B", Village of Old Hickory, as shown on plat recorded July 14, 1948, Book 1424, Page 67, Register's Office of Davidson County, Tennessee; fronting 86.0 feet on Hadley Avenue, 0.29 acres, more or less.

BEING the same property conveyed to James Bryant and wife, Molly Bryant by Warranty Deed from Dorothy O. Duke, recorded on April 7, 2006, as Instrument Number 20060407-0040277, Register's Office of Davidson County, Tennessee. James Bryant died on February 28, 2009

This is improved property known as 1309 Hadley Avenue, Old Hickory, TN 37138.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 9th day of June, 2009.

Molly Bryant
MOLLY BRYANT

STATE OF TENNESSEE
COUNTY OF SUMNER

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared, **MOLLY BRYANT**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my Hand and Notarial Seal at office in Hendersonville, Tennessee, on this the 9th day of June, 2009.

Ronald B. Buchanan
NOTARY PUBLIC

My Comm. Expires: 08/09/10

RONALD B. BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF Sumner

The consideration for this transfer is $(-0-).

Molly Bryant
AFFIANT

Sworn to and subscribed before me this 9th day of June, 2009.

Ronald B. Buchanan
NOTARY PUBLIC
My Comm. Expires: 08/09/10

RONALD B. BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

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