THIS INSTRUMENT PREPARED BY:
R. Eric Thornton, Esq.
RAMSEY, THORNTON & BARRETT, PLC
10200 RAMSEY WAY
DICKSON, TENNESSEE 37055
LER 38441

BILL GARRETT, Davidson County
Trans:T20110060957 DEEDQC
Recvd: 09/30/11 13:29 2 pgs
Fees:12.00 Taxes:0.00
20110930-0075908

Based on the information provided by the parties, no title search was requested or performed.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, the receipt of which is hereby acknowledged, I, MARGARET JEAN ELDRIDGE, a widow, convey and quitclaim unto BRANDI HUDSON HODGE, her heirs and assigns, all of my right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, being Lot No. 83 on the Plan of Maplewood Heights Subdivision, as of record in Book 547, Pages 77 and 76, In the Register's Office of Davidson County, Tennessee.

Said Lot No. 83 fronts 100.6 feet on the northerly side of Ben Allen Road, and runs back 315.4 feet on the easterly line and 325.8 feet on the westerly line to a dead line measuring 100 feet thereon.

Being the same property conveyed to Gerald Eldridge and wife, Margaret Jean Eldridge by deed from Howard W. Taylor and wife, Eva B. Taylor, dated January 24, 1959, and of record in Book 2875, Page 389, in the Register's Office of Davidson County, Tennessee. Also being the same property title to which vested in Margaret Jean Eldridge, upon the death of her husband, Gerald Eldridge, by reason of their tenancy by the entirety.

This conveyance is subject to right of way Saunders Court, also known as Ben Allen Road.

This conveyance is subject to all matters as shown on plat of record in Plat Book 547, Page 77, In the Register's Office of Davidson County, Tennessee.

This conveyance is subject to Sanitary Sewer and/or Strom Drainage Easement in favor of Metro Government of Nashville and Davidson County, Nashville and of record in Book 4750, Page 19, in the Register's Office of Davidson County, Tennessee.

WITNESS MY HAND, this 16th day of September, 2011.

Margaret Jean Eldridge
MARGARET JEAN ELDRIDGE

STATE OF TENNESSEE
COUNTY OF DICKSON

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, MARGARET JEAN ELDRIDGE, with whom I am personally acquainted or who proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument, personally appeared before me and acknowledged under oath that she executed the foregoing instrument as her free act and deed for the purposes therein contained.

WITNESS MY HAND and official seal at office in said County this 16th day of September, 2011.

NOTARY PUBLIC

ERIC THORNTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
My Comm. Expires 05/19/2015

My Commission Expires: _____

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer is $ 0 .

Tanya Sturn
AFFIANT

Subscribed and sworn before me this 16th day of September, 2011.

NOTARY PUBLIC

ERIC THORNTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DICKSON
My Comm. Expires 05/19/2015

My Commission Expires: _____

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Map: 061
Parcel: 35.00

ADDRESS OF NEW OWNERS AND
SEND TAX BILLS TO:
BRANDI HUDSON HODGE
737 Saunders Ct.
Nashville, TN 37216