THIS INSTRUMENT IS BEING PREPARED FROM INFORMATION FURNISHED BY THE PARTIES. NO WARRANTIES, EITHER IMPLIED OR EXPRESSED ARE MADE HEREIN.

QUITCLAIM DEED

Address New Owner:	Send Tax Bills to:	Map-Parcel
Mr./Ms. William A. Jennings, Jr.	Same as Owner	06911007100
100 Chesapeake Drive		
Lebanon, TN 37087		

THIS INSTRUMENT PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
115 Hazel Path Drive
Suite #1, Westover Building
Hendersonville, TN 37075
(615) 822-0030 Fax (615) 264-2019

BILL GARRETT, Davidson County
Trans:T20120005506 DEEDQC
Recvd: 01/24/12 10:20 2 pgs
Fees:12.00 Taxes:0.00
20120124-0006525

STATE OF TENNESSEE

COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $-0- - create tenancy by entirety.

Affiant

SUBSCRIBED and sworn to before me on this the 16 day of January, 2012.

NOTARY PUBLIC

My Commission expires: 2-6-15

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, I, **SANDRA JENNINGS,** hereby quitclaim to **WILLIAM A. JENNINGS, JR. And wife, SANDRA JENNINGS, as tenants by the entirety, with right of survivorship,** all my interest in and to the following land, to wit:

LAND in the 13th, formerly 23rd Civil District of Davidson County, TN, described as follows:

BEGINNING at a point on the Southerly margin of the Ashland City Pike at the Northwest corner of the property devised to Ira Kennedy by Will of Lillie Hyde

Buchanan of record in Will Book 65, Page 288, County Court for Davidson County, TN; thence with the Southerly margin of said pike Westwardly 175 feet, more or less to the Eastern boundary line of the Will McCall property; thence with McCall's Eastern boundary line Southwardly 166 feet, more or less, to the Northwest corner of the property conveyed to James Utley and wife from Florence Kennedy Smith; thence Eastwardly and parallel with said pike 175 feet, more or less, to the Western boundary line of said Ira Kennedy property; thence with the Western boundary line of said Kennedy property Northwardly 166 feet, more or less, to the point of beginning.

BEING the same property conveyed to SANDRA JENNINGS by Quitclaim Deed dated September 20, 2007, and executed by ROSE MARY McCALL and recorded as Instrument No. 20071004-0118483, Registers' Office for Davidson County, TN.

This is property known as 3810 Ashland City Highway, Nashville, TN 37218.

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

WITNESS, my hand, this 18 day of January, 2012.

SANDRA JENNINGS

STATE OF TENNESSEE

COUNTY OF DAVIDSON

BEFORE me, undersigned, a Notary Public in and for the County and State aforesaid, personally appeared the within named, Sandra Jennings, the bargainors with whom I am personally acquainted or proved to me on the basis of sufficient information, and who acknowledged the execution of the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Old Hickory, Tennessee, this the 18 day of January, 2012.

CURTIS M. LINCOLN NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

NOTARY PUBLIC

My Commission Expires: 2-26-15