BILL GARRETT, Davidson County
Trans: T20120020952 DEEDQC
Recvd: 03/22/12 15:22 3 pgs
Fees: 17.00 Taxes: 0.00
20120322-0024580

This Instrument Prepared By:

John M. McDonald
Evans, Jones & Reynolds, P.C.
710 SunTrust Plaza
401 Commerce Street
Nashville, TN 37219

QUITCLAIM DEED

Address of New Owner:	Send Tax Bill To:	Parcel ID Number:
Frances Jane Harrison Eberhardt Revocable Trust 1615 Woodmont Boulevard Nashville, TN 37215	Frances Jane Harrison Eberhardt Revocable Trust 1615 Woodmont Boulevard Nashville, TN 37215	11701006500

This instrument prepared from information supplied by the parties, for which preparer assumes no responsibility. Preparer of this instrument makes no representations as to the title of the property described herein.

FOR AND IN CONSIDERATION of One and No/100 Dollar ($1.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **Frances Jane Harrison Eberhardt**, a widow, by these presents does hereby quitclaim and convey unto herself, in the capacity as Trustee of the **Frances Jane Harrison Eberhardt Revocable Trust**, all of her right, title and interest in and to the following described tract or parcel of land, to wit:

> A trace or parcel of land in the 7th formerly the 11th Civil District of Davidson County, Tennessee more particularly described as follows:
>
> Beginning at a point on the southern margin of Woodmont Avenue 650 feet westward from the west margin of Belmont Boulevard, said point being the northwest point of Lot No. 41 running thence southwardly with the West line of Lot No. 41, 155 feet; thence northerly with the east margin of Amanda Street, 155 feet to the south margin of Woodmont

Avenue; thence eastwardly with the south margin of Woodmont Avenue, 200 feet to the beginning point.

Being the same property conveyed to Charles Frederick Eberhardt and wife, Frances Jane Eberhardt, from Paul W. Holden and wife, Madeline Rotier Holden, by Warranty Deed dated the 12th day of August, 1974, and recorded in the Register's Office of Davidson County, Tennessee in Deed Book 4843, at page 400.

The said Charles Frederick Eberhardt died in Davidson County, Tennessee on the 16th day of January, 2012, and by operation of the joint tenancy by the entireties with his wife, all of his right, title and interest in and to said real estate described hereinabove vested in Frances Jane Eberhardt.

This is improved property known as 1615 Woodmont Boulevard, Nashville, TN 37215.

WITNESS our hands this 21st day of March, 2012.

Frances Jane Eberhardt

Frances Jane Eberhardt

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, Susan N. Joynt, a Notary Public in and for said State and County, **Frances Jane Eberhardt**, with whom I am personally acquainted (or proved to me on satisfactory basis) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 21st day of March, 2012.

Susan N. Joynt

Notary Public

SUSAN N. JOYNT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: May 5, 2015

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I hereby swear or affirm that the actual consideration or true value of this transfer is $0.00.

Frances Jane Eberhardt
Affiant

Subscribed and sworn to before me, this 21st day of March, 2012.

Susan N. Joynt
Notary Public

SUSAN N. JOYNT
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: May 5, 2015

1114300.005.sm.Woodmont Prop Deed