NAME & ADDRESS OF NEW OWNER:
SEND TAX BILLS TO:
Benjamin J. Wagner
236 Cumberland Cr.
Nashville, TN 37214

THIS INSTRUMENT PREPARED BY:
Stan Bennett
Bennett, Parkerson & Bray
108 North Church Street
Murfreesboro, TN 37130

Parcel ID: 09605001000

QUITCLAIM DEED

THIS INSTRUMENT made and entered into on this 4th day of MARCH 2012, by and between Carrie Wagner, party of the first part of Wilson County, Tennessee, and Benjamin J. Wagner, party of the second part of Davidson County, Tennessee;

WITNESSETH:

FOR AND IN CONSIDERATION of the sum of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid, receipt of which is hereby acknowledged, the party of the first part gives, transfers, assigns, conveys, and quitclaims unto the party of the second part, all her right, title, and interest in and to that tract or parcel of real estate located in Davidson County, Tennessee, more particularly described as follows:

> Being the easterly 72 feet front of the westerly 81 feet of Lot No. 91 on the map of Bluefields, of record in Book 843, page 34, and being Lot "E" of R.D. Stanford's unrecorded Re-Subdivision of said lots, and described as follows:
>
> Beginning at a point in the southerly margin of Cumberland Circle 9 feet east of the common corner of Lots Nos. 91 and 92 of said Bluefields Subdivision; thence easterly 136.4 feet to a point; thence northerly 300 feet to a point in the southerly margin of Cumberland Circle, being 119 feet west of the common corner of Lots Nos. 90 and 91 of said Bluefields Subdivision; thence westerly with the southerly margin of Cumberland Circle 72 feet to the point of beginning.
>
> Being the same property conveyed by warranty deed to Benjamin J. Wagner and wife, Carrie Wagner, recorded in 20071221-0146488 in the Register's Office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF, the party of the first part has hereunto set her signature the day and date first above written.

BILL GARRETT, Davidson County
Trans:T20120025800 DEEDQC
Recvd: 04/09/12 15:39 2 pgs
Fees:12.00 Taxes:0.00
20120409-0030314

Carrie Wagner

STATE OF TENNESSEE

COUNTY OF RUTHERFORD

Personally appeared before me, the undersigned authority, a Notary Public, in and for said county and state, the within named Carrie Wagner, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND and official seal at office in Murfreesboro, Tennessee, this 7th day of March, 2012.

LINDA DAVENPORT NOTARY PUBLIC AT LARGE RUTHERFORD COUNTY, TN

Notary Public

My commission expires: 2/8/2013

This conveyance is made pursuant to T.C.A. § 67-4-409(a)(3)(E) and therefore no transfer tax is due and payable for the recordation of this instrument.

TAMRA JACKSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Affiant

Subscribed and sworn to before me this 7th day of March, 2012.

Notary Public

My commission expires: My Commission Expires: August 17, 2015