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
Ms. Betty J. Thornton	Same as Owner	060 13 0 153.00
2753 Combs Drive		
Nashville, TN 37207		

THIS INSTRUMENT PREPARED BY:

CURTIS M. LINCOLN
Attorney at Law
103 Bluegrass Commons Blvd.
Hendersonville, TN 37075
(615) 822-0030 Fax (615) 264-2019

STATE OF TENNESSEE

COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $ - 0- estate distribution.

Betty J. Thornton
Affiant

SUBSCRIBED and sworn to before me on this the 5th day of April, 2014.

Bobby Reed
NOTARY PUBLIC

My Commission expires: 6-22-15

BILL GARRETT, Davidson County
Trans:T20140024942 DEEDQC
Recvd: 04/14/14 09:40 2 pgs
Fees:12.00 Taxes:0.00
20140414-0030848

BOBBY REED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, We, **JOHN ARTHUR EPPENGER, SR., RONALD EUGENE EPPENGER, SR. And WILBERT EPPENGER, SR.,** hereby quitclaim to **BETTY J. THORNTON,** all our interest in and to the following land, to wit:

LAND in the 12th Civil District of Davidson County, TN, being Lot No. 140 on the Plan of Trinity Hills Village, Section II, First Addition, as of record in Book 4460, Page 45, Registers' Office for said County, to which plan reference is hereby made for a more complete and accurate legal description of said lot.

BEING the same property conveyed to HELEN H. EPPENGER and BETTY J. THORNTON by Deed dated October 11, 1973, and executed by JONES HOMES, INC., a Tennessee Corporation and recorded in Deed Book 4757, Page 17, Register's Office for Davidson County, TN.

The said HELEN H. EPPENGER having since died in October, 1989, and JOHN ARTHUR EPPENGER, SR., RONALD EUGENE EPPENGER, SR. And WILBERT EPPENGER, SR. being heirs of HELEN H. EPPENGER. The said Betty J. Thornton also being an heir of HELEN H. EPPENGER.

This is improved property known as 2753 Combs Drive, Nashville, TN 37207.

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

WITNESS, my hand, this 5th day of April, 2014.

John Arthur Eppenger
JOHN ARTHUR EPPENGER, SR.

Ronald Eugene Eppenger Sr.
RONALD EUGENE EPPENGER, SR.

Wilbert Eppenger Sr.
WILBERT EPPENGER, SR.

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, John Arthur Eppenger, Sr., Ronald Eugene Eppenger, Sr. And Wilbert Eppenger, Sr., the bargainor, 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 Nashville, TN this the 5th day of April, 2014.

Bobby Reed
NOTARY PUBLIC

BOBBY REED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 6-22-15