New Owner + Tax Bill

THIS INSTRUMENT PREPARED BY:
Elizabeth A. Hendrix
4444 Westcap Rd
Whites Creek, TN 37189

BILL GARRETT, Davidson County
Trans:T20140035019 DEEDQC
Recvd: 05/20/14 10:46 2 pgs
Fees:12.00 Taxes:0.00
20140520-0043236

QUITCLAIM DEED

MAP/ PARCEL 034-00-0-097.00

The undersigned declares that the documentary transfer is a gift, not a sale from my sons.

FOR A VALUABLE CONSIDERATION One dollar ($1.00) cash in hand for the express purpose of making a conveyance of my one-fourth (1/4%) interest of the thirty percent (30%) interest previously owned property of the late Timothy McCoy Hendrix, Sr. (D.O.D. January 27, 2014). Tim, Thomas, Troy, and Todd Hendrix being the four sons and only heirs of Timothy McCoy Hendrix, Sr. do hereby quitclaim and convey our entire interest in the following described tract or 30% parcel of land, to our mother, Elizabeth A. Hendrix, legal description as follows:

Beginning at an iron pin in the center of Ingram Lane at the intersection of the center line of said Lane and the western boundary line of the property conveyed to W. R. Masters and wife, Et Al, by deed from William J. Hagewood and wife, of record in book 2083, Page 101, register's office for said County; thence in a westerly direction with center line of Ingram Lane 436 feet to a point in the center of Ingram lane to the beginning point the northeast corner; thence in a westerly direction with the center of said road 275 ½ feet being the northwest corner; thence in a southerly direction 81 feet to a sycamore tree on the north bank of a branch; thence southerly 213 feet to a cedar being the southwest corner; thence easterly 125 ½ feet to an ash tree in the fence line; thence in a northeasterly direction 76 feet to a large cedar in the fence line being the southeast corner; thence northerly 133 feet to a large elm in a fence line; thence northerly 118 feet to a point in the center of Ingram Lane to the beginning, containing 1 ¾ acres more or less.

*Being the same lot in District CD03 of Metropolitan Nashville, formerly deeded by Adelena C. McGill and William H. McGill to Elizabeth A. McGill, daughter, and Timothy M. Hendrix from the 10th, formerly the 22nd Civil District of Davidson County,, Tennessee, then pursuant to divorce 1961 CS #81D-3144 which divided interest with 70% interest to Elizabeth A. Hendrix and 30%interest to Timothy M. Hendrix, a certain tract or parcel of land in Davidson County TN, located at 2159 Ingram Road, Whites Creek, Tennessee 37189.

Said property is conveyed subject to such limitation, restrictions, and encumbrances as may affect the premises. And now WE, Tim M. Hendrix, Jr., Thomas W. Hendrix, Todd A. Hendrix, and Troy L. Hendrix for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto Elizabeth A. Hendrix and her assigns, all my rights, title, and interest in the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF I have hereunto set my hand on this the 25 day of April, 2014

Todd A. Hendrix

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

Personally appeared before me, Christy J Cooley a Notary Public in and for said County and State, the within named _____ owner, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purpose therein contained.
WITNESS my hand and official seal at office, this 25th day of April, 2014

My Commission expires 3/20/2018
Sumner County

Notary Public

CHRISTY J. COOLEY NOTARY PUBLIC STATE OF TENNESSEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value,
whichever is greater for this transfer is
$ 1.00
Affiant
Subscribed and sworn before me this the
20 Day of MAY, 2014.
, Deputy Register