BILL GARRETT, Davidson County
Trans:T20150039908 DEEDQC
Recvd: 05/22/15 09:22 2 pgs
Fees:12.00 Taxes:0.00

20150522-0047296

Prepared by:

Thomas J. Drake
Attorney at Law
405 ½ 31st Ave N. Suite B
Nashville, TN 37209

Taxable amount of this transfer is 0.00

X Donny Eastland affiant

Sworn to and Subscribed this 4th day of December, 2014

NOTARY PUBLIC
MY COMMISSION EXPIRES: 4.4.2017

THOMAS J DRAKE JR NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES

QUITCLAIM DEED

ADDRESS NEW OWNER(s) SEND TAX BILLS TO		MAP& PARCEL
DONNY EASTLAND 5504 Clovercrest Drive Brentwood, TN 37207	New Owner	119010300.00

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100 ($10.00) cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Benjamin W. Eastland, has this day bargained and sold, and does hereby transfer and convey unto the said Donny Eastland, the Grantee(s) herein, his heirs and assigns, all its right title and interest in certain real estate in Davidson County, Tennessee as follows:

BEING Lot no. 137 on the Map of Overhill City and W.H. Fox's Subdivision of Blocks 14, 15, 16, 20, 21, 29 and 30, Cumberland Nurseries, the plan of which is of record in Book 332, Page 21, Register's office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Said Lot NO. 137 fronts 50 feet on the south side of Rose Street, and runs back 150 feet to an alley, and is part of Block No. 30 of said Cumberland Nurseries.

Being the same property conveyed to William M. Brooks, Jr., by deed from Alleyne Cone and Frances A. Cone and Sharon Cone Jones and Moses Dewitt Miller, III Beneficiaries of the Estate of R.E. Cone, of record in instrument 20091030-0100304, dated October 29, 2009, Register's Office for said County.

Being the same property conveyed to Benjamin W. Eastland by William M. Brooks, Jr., by deed dated November 12, 2012, of record in instrument T20090077667

This conveyance is made subject to any and all matters, restrictions and/or easements and rights of way for public utilities.

This is improved property known as 309 Rose Street, Nashville, Tennessee 37210

Whenever used, the singular number shall include the plural, the plural the singular and the use of any general shall be applicable to all genders.

Witness my hand this 26th day of November, 2014.

Benjamin W. Eastland
BENJAMIN W. EASTLAND
Benjamin Eastland

STATE OF TENNESSEE
COUNTY OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within Benjamin W. Eastland with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon oath executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, on this 26th day of November, 2014.

Tiffany Clark
Notary Public

My Commission Expires: 11/14/15

