BILL GARRETT, Davidson County
Trans:T20150077521 DEEDQC
Recvd: 09/11/15 13:13 4 pgs
Fees:22.00 Taxes:0.00
20150911-0092508

This instrument prepared by:
Lesa H. Skoney (based upon
information furnished by the parties)
Tune, Entrekin & White, P.C.
315 Deaderick, Suite 1700
Nashville, TN 37238
(No title search was performed)

NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL
Brian Anthony Dennis 2209 Maplecrest Dr. Nashville, TN 37214	Same	84-10-01 02400

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration, or value, whichever is greater for this transfer is zero (0)

Bertram B. Dennis Jr.
AFFIANT

Subscribed and sworn to before me this 8th day of Sept., 2015.

Lesa H. Skoney
NOTARY PUBLIC

My commission expires: 3-6-18

LESA H. SKONEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 6, 2018

TRUSTEE QUITCLAIM DEED

FOR AND IN CONSIDERATION OF TEN DOLLARS ($10.00) and other good and valuable consideration , the receipt and sufficiency of which is hereby acknowledged, and for the purpose of making a distribution from two trusts as approved by the Cheatham County Chancery Court by Order entered July 31, 2015, Case No. 16118, I, **BERTRAM B. DENNIS, JR., TRUSTEE,** of the Bertram B. Dennis Tennessee Marital Trust, a testamentary trust under the will of Bertram Barkley Dennis as to an undivided ½ interest as tenant in common, and I, **BERTRAM B. DENNIS, JR., TRUSTEE** of the Martha Dennis Residuary Family Trust, a testamentary trust under the will of Martha Carter Dennis as to an undivided ½ interest as tenant in common, Grantors, do hereby transfer and convey unto **BRIAN ANTHONY DENNIS** outright and free of trust as to an undivided ½ interest as tenant in common, and unto **BRIAN ANTHONY DENNIS, TRUSTEE**, of the Martha Dennis Residuary Family Sub-Trust for the benefit of Brian Anthony Dennis and his descendants, as to an undivided ½ interest as tenant in

common, Grantees, all of the right, title and interest of Grantors, in and to certain property in Davidson County, Tennessee, described as follows:

See Exhibit A attached hereto.

Being the same property conveyed to Bertram B. Dennis Jr. and William T. McHugh (now deceased) as Co-Trustees of the Bertram Barkley Dennis Tennessee Marital Trust, a testamentary trust under the will of Bertram Barkley Dennis of record in Will Book 8, page 65, Chancery Court of Cheatham County, by Executor's Quitclaim deed of record in Instrument No. 20051201-0144434 Register's Office of Davidson County, Tennessee as to an undivided ½ interest as tenants in common, in said property; and being the same property conveyed to Bertram B. Dennis Jr. as trustee of the Martha Dennis Residuary Family Trust, a testamentary trust under the Will of Martha Carter Dennis of record in Will Book 10, Page 591, Chancery Court of Cheatham County, by Administrator's Quitclaim deed of record in Instrument No. 20150909-0091766, Registers Office of Davidson County, TN as to an undivided ½ interest as tenant in common, in said property.

IN WITNESS WHEREOF, the undersigned has executed this instrument this 8th day of Sept., 2015.

Bertram Barkley Dennis Tennessee Marital Trust

By: Bertram B Dennis Jr.
Bertram B. Dennis, Jr., Trustee

Martha Dennis Residuary Family Trust

By: Bertram B. Dennis Jr.
Bertram B. Dennis, Jr., Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me the undersigned, a Notary Public in and for said County and State, the within named BERTRAM B. DENNIS, JR. AS TRUSTEE , the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 8th day of Sept., 2015.

NOTARY PUBLIC

My commission expires: 3-6-18.

LESA H. SKONEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 6, 2018

EXHIBIT A

2009 Maplecrest Drive – Lot 54 and part of Lot 53 (Improved)

Land in Davidson County, Tennessee, being Lot No. 54 and the northerly one-half of Lot No. 53 on the Map of Maplecrest Subdivision, as of record in Book 1835, page 28 Register's Office for Davidson County, Tennessee.

Said northerly part of Lot No. 53 begins at an iron pin in the westerly margin of Maplecrest Drive at the corner of Lots Nos. 53 and 54; thence with the line between said lots westerly 230 feet to the easterly right of way line of the Tennessee Central Railroad; thence with the line of the same southwesterly 100 feet to an iron pin; thence easterly 285.5 feet to an iron pin in the westerly margin of Maplecrest Drive; thence with the margin of the same northerly 50 feet to the point of beginning.

Said lot No. 54 fronts 75 feet in the westerly margin of Maplecrest Drive and extends back between lines 230 feet on the southerly line and 185 feet on the northerly line to a dead line in the rear measuring 152.5 feet thereon.

This being improved property as at 2209 Maplecrest Drive, Donelson, TN 37214.