BILL GARRETT, Davidson County
Trans:T20160025415 DEEDQC
Recvd: 03/30/16 08:33 3 pgs
Fees:17.00 Taxes:0.00
20160330-0029694

Return to:

Southern Land Title & Escrow, Inc.
P O Box 217, Nolensville, TN 37135

Old File Nos: 1184-1185

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO.
William J. Bennecker and wife, Emma Denise Bennecker	**(NEW OWNERS)**	**M/P 064-0-50-**
206 B Hadley's Bend Blvd		**Parcels 023.00,024.00 & 025.00**
Old Hickory, TN 37138		

This instrument prepared by: Southern Land Title & Escrow, Inc., 9927 Sam Donald Court, Ste B, Nolensville, TN 37135. This instrument was prepared from information furnished by the parties and no title examination was performed by the preparer for this conveyance.

QUITCLAIM DEED

Know all persons by these presents, **William James Bennecker and wife, Emma Denise Bennecker**, (hereinafter referred to as the "Grantors"), do hereby bargain, quitclaim and conveys unto **William J. Bennecker and wife, Emma Denise Bennecker,** (hereinafter referred to as the "Grantees"), all of Grantor's interest in the following described real estate located in **DAVIDSON** County, Tennessee, to-wit:

SEE ATTACHED EXHIBIT "A"

Said properties are conveyed subject to such limitations, restrictions, encumbrances, and all matters appearing of record, as may affect the premises.

THE PURPOSE OF THIS QUITCLAIM DEED IS TO CONVEY THREE LOTS INTO 1 MAP AND PARCEL.

These are unimproved real properties located on 4031, 4033 & 4037 Main Street, Old Hickory, TN 37138.

STATE OF TENNESSEE} **COUNTY OF DAVIDSON}**	
The actual consideration or value, whichever is greater for this transfer is $ -0-.	
	Affiant Walter T. Duggan
Subscribed and sworn to before me this 20 day of March, 2016. Judy Painter-Rose **Notary Public** **My Commission Expires:** 11-21-2018	JUDY PAINTER-ROSE STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

IN WITNESS WHEREOF, the Grantors have caused this Quitclaim Deed to be executed this 20 day of March, 2016.

William James Bennecker

Emma Denise Bennecker
Emma Denise Bennecker

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, the undersigned in and for said county and state, personally appeared **William James Bennecker and Emma Denise Bennecker**, whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who, upon oath acknowledged that **THEY** executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 20th, day of March, 2016.

Notary Public

My Commission Expires: 10-18-16

MICHAEL W JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

EXHIBIT "A"

Land in Davidson County, Tennessee, being Lot Nos. 10, 12 and 14 of Block P on the Map of Hadley's B end City of record in Book 421, page 120, said Register's Office, to which reference is hereby made for a more complete and accurate description.

Being part of the same property conveyed to William J. Bennecker and wife, Emma Denise Bennecker by quitclaim deed dated December 10th, 2015 from William J. Bennecker and wife, Emma Denise Bennecker of record in Instrument No. 20151216-0126319, said Register's Office.

Being part of the same property conveyed to William James Bennecker and wife, Emma Denise Bennecker by warranty deed dated February 22nd, 2013 from Phillip Loeffler and Adam Loeffler of record in Instrument No. 20130225-0018489, said Register's Office.

William James Bennecker is one and the same as William J. Bennecker.