This Form furnished by: **BENJAMIN PAPA, PAPA & ROBERTS, PLLC**

FROM:
ROBERT GREEN BENSON, JR.

TO:
SARA ANN FORTENBERRY

BILL GARRETT, Davidson County
Trans:T20160034866 DEEDQC
Recvd: 04/28/16 08:35 3 pgs
Fees:17.00 Taxes:0.00
20160428-0041251

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map-Parcel Numbers
Sara Ann Fortenberry 1001 Halcyon Avenue Nashville, TN 37204	New Owner	118-01-0-228.00

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS:
None because it is pursuant to a Final Decree of Divorce in the Third Circuit Court for Davidson County, Tennessee, Docket No. 16D220

SARA ANN FORTENBERRY

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 15th, DAY OF April, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES

(AFFIX SEAL)

ANNA F. GREER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 09-10-2018

This Instrument Prepared By:

BENJAMIN C. PAPA
Papa & Roberts, PLLC
1612 Westgate Circle
Suite 220
Brentwood, TN 37027
(615) 767-5900

I, **ROBERT GREEN BENSON, JR.** do here by Quitclaim to **SARA ANN FORTENBERRY** all right, title and interest in said real property as described below:

LEGAL DESCRIPTION:

Land in Davidson County, Tennessee, being Lot No. 28 on the Plan of Noels' Idlewild Subdivision of record in Book 161, Page 120, Register's Office for said County, to which Plan reference is hereby made for a more complete description.

Being the same property conveyed to Sara Ann Fortenberry and husband, Robert Green Benson, Jr., by Warranty Deed from Walter T. Brandt, of record in Book 11636, Page 530, Register's Office for Davidson County Tennessee

This is improved real property, known as: 1001 Halcyon Avenue, Nashville, TN 37204.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the plan record (6) All applicable governmental and zoning regulations and (7) All indebtedness on the real property as recorded in the Register's Office, Davidson County, Tennessee.

This conveyance is made pursuant to *Tennessee Code Annotated* § 36-4-121 and a Final Decree of Divorce entered in the Third Circuit Court for Davidson County, Tennessee, Docket No. 16D220.

Grantor and Grantee acknowledge that this Quitclaim Deed was prepared from information furnished by them. No title examination has been made and the firm of Papa & Roberts, PLLC shall have no liability for the status of the title to the property or the accuracy of such information.

IN WITNESS WHEREOF I have hereunto set my hand on this the 1st day of April, 2016.

Robert Green Benson, Jr.

ROBERT GREEN BENSON, JR.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

ROBERT GREEN BENSON, JR., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) personally appeared before me, a Notary Public in and for said County and State, and executed and acknowledged this Quitclaim Deed before me this 1st day of April, 2016.

Notary Public

My Commission Expires: 01/07/18

JENNIFER B. KAMPER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY