THIS INSTRUMENT WAS PREPARED BY:
STEPHEN S. BOWDEN
ATTORNEY AT LAW
P.O. BOX 1757
LEWISBURG, TN 37091

BILL GARRETT, Davidson County
Trans:T20160050903 DEEDQC
Recvd: 06/16/16 08:11 2 pgs
Fees:12.00 Taxes:0.00
20160616-0060837

FOR IDENTIFICATION ONLY:
Parcel ID#: 131 03 0 198.00
Office of Davidson County, Tennessee Assessor of Property

QUITCLAIM FROM: MARGARET H. FOSTER

TO: JEFFREY JOHNS FOSTER

I, the undersigned, MARGARET H. FOSTER, A SINGLE PERSON, reserving unto myself an estate for life, do hereby quitclaim unto JEFFREY JOHNS FOSTER, his heirs and assigns, subject however to the estate for life hereby expressly reserved, all my right, title and interest in and to the following realty lying and situated in the in Davidson County, Tennessee, more particularly described as follows:

Being Lot No. 56 on the Map of Neil Hunt's Subdivision, as of record in Book 974, Page 19, Register's Office of Davidson County, Tennessee.

Said part of said Lot No. 56 fronts 60 feet on the southerly side of Temple Avenue, and extends back 186.66 feet on the westerly line and 188.99 feet, more or less, on the easterly line, to a dead line in the rear on which it measures 59.9 feet.

Being the same property acquired by Margaret H. Foster by deed from Terry L. Foster, Executor of the Last Will and Testament of Evelyn Lovelace of record in ~~Book~~ * _____, ~~Page~~ _____, Register's Office of Davidson County, Tennessee. *INSTRUMENT # 20040521-0059925

The property address is 1719 – 1721 Temple Avenue, Nashville, Tennessee 37215.

The property is quitclaimed subject to:

1. Existing restrictions and easements which may affect the property;

2. The life estate reserved by the undersigned, Margaret H. Foster.

WITNESS my hand this 11th day of JUNE, 2016.

Margaret H Foster
MARGARET H. FOSTER

STATE OF TENNESSEE)
COUNTY OF MARSHALL)

Personally appeared before me, a Notary Public in and for the County and State aforesaid, MARGARET H. FOSTER, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged the execution of the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of JUNE, 2016.

Carol P Henderson

NOTARY PUBLIC My Commission expires 02/27/2019

CAROL P. HENDERSON STATE OF TENNESSEE NOTARY PUBLIC MARSHALL COUNTY

STATE OF TENNESSEE)
COUNTY OF MARSHALL)

The undersigned makes oath that the value or consideration of this conveyance is $0.00 (Gift) Deed.

Jeffrey J. Foster

Affiant

Sworn to and subscribed before me this 11th day of JUNE, 2016.

Carol P Henderson

NOTARY PUBLIC My Commission expires 02/27/2019

CAROL P. HENDERSON STATE OF TENNESSEE NOTARY PUBLIC MARSHALL COUNTY

NAME AND ADDRESS OF OWNER AND PERSON RESPONSIBLE FOR PAYMENT OF REAL ESTATE TAXES:

Jeffrey J. Foster
2801 Case Drive
Lewisburg TN 37091