This Instrument Prepared by:
BARBARA J. MOSS
Elder Law of Nashville PLC
4525 Harding Pike, Suite 200
Nashville, TN 37205

From information furnished by the parties

BILL GARRETT, Davidson County
Trans:T20170029248 DEEDQC
Recvd: 04/06/17 15:21 2 pgs
Fees:12.00 Taxes:0.00
20170406-0033959

The actual consideration or value whichever is greater for this transfer is NO MONETARY CONSIDERATION

Sean K. Benner

Sean K. Benner, Affiant

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 18th day of January, 2017

Barbara J. Moss

NOTARY PUBLIC

My Commission Expires 2/2/18

BARBARA J. MOSS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 2, 2018

QUITCLAIM DEED

ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP & PARCEL NO.
7629 Crow Cut Road Fairview, TN 37062	First Trust Mortgage Co. 6525 Quail Hollow Road Memphis, TN 38120	117-1-B257CO

FOR NO MONETARY CONSIDERATION, Sean K. Benner by these presents does hereby quitclaim and convey unto **Barbara A. MacIlvain, trustee of the Benner Personal Trust dated January 18, 2017**, and any amendments thereto, my one half undivided interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, described as follows, to-wit:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. B on the Plan of Saratoga Drive Condominiums as shown in the Master Deed, of record in Book 4764, page 250, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Sean K. Benner and Barbara A. MacIlvain as tenants-in-common, of record in Book 10306, Page 65 in Register's Office for Davidson County, Tennessee.

This improved property known as 3608 Saratoga Drive, Nashville, Tennessee 37205.

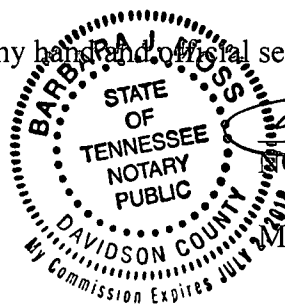
Witness my hand this 18th day of January, 2017.

Sean K. Benner

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sean K. Benner, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 18th day of January, 2017.



NOTARY PUBLIC

My Commission Expires: July 2, 2018