Prepared by:
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219 Third Avenue North
Franklin, TN 37064
615-599-1785

STATE OF TENNESEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater for this transfer is $NONE.

Jon Bennett
AFFIANT

Subscribed and sworn to before me, this the 16 day of December, 2019.

NOTARY PUBLIC
My commission expires:
My Commission Expires
July 5, 2021

Karen Johnson Davidson County
Batch# 333173 DEEDQC
12/23/2019 10:14:43 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20191223-0132110

CARLOS ALBERTO GONZALEZ
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	**Send Tax Bills to:**	**Tax Information**
Jonathan F. Bennett 106 Alhambra Circle Nashville, TN 37207	Same	Map/Parcel 60-12-132

QUITCLAIM DEED

WHEREAS, **Karen L. Bennett,** ("Grantor") and **Jonathan F. Bennett,** ("Grantee") were married as husband and wife and they acquired by prior deed a certain tract of land in Davidson County, Tennessee described herein below:

> Land in Davidson County, Tennessee, being Lot No. 80 on the Map of Capitol View Subdivision as of record in Book 974, page 53, Register's Office for Davidson County, Tennessee.
>
> Said Lot No. 80 fronts 72 feet on the southerly side of Alhambra Circle and runs back 342.9 feet on the easterly line and 340 feet on the westerly line to a dead line on which it measures 92 feet.

Being the same property conveyed to Jonathan F Bennett and Karen Willis, as Joint Tenants with the Right of Survivorship of record in Book 8858 page 502, Register's Office for Davidson County, Tennessee.

This property is also known as improved property located at 106 Alhambra Circle, Nashville, TN 37207.

WHEREAS, pursuant to the Final Decree of Divorce dated, August 27, 2018, entered by the Court in *Karen Lynn Bennett vs. Jonathan Farrar Bennett, Fifth Circuit Court for the State of Tennessee, Davidson County, Docket No. 16D1150*, Grantor and Grantee agreed to the Grantee being awarded 106 Alhambra Circle, Nashville TN 37207, as a part of the marital division of real property; and

WHEREAS, in said Final Decree of Divorce, the Court approved the agreement of the parties to Quitclaim all of Grantor's right, title and interest in and to the real property located at 106 Alhambra Circle, Nashville TN 37207 to the Grantee as part of the division of the marital estate. To reaffirm the property rights of Grantee's separate property, Grantor agrees to convey all of her right, title and interest in and to the tract of land described herein below to Grantee:

Land in Davidson County, Tennessee, being Lot No. 80 on the Map of Capitol View Subdivision as of record in Book 974, page 53, Register's Office for Davidson County, Tennessee.

Said Lot No. 80 fronts 72 feet on the southerly side of Alhambra Circle and runs back 342.9 feet on the easterly line and 340 feet on the westerly line to a dead line on which it measures 92 feet.

Being the same property conveyed to Jonathan F Bennett and Karen Willis, as Joint Tenants with the Right of Survivorship of record in Book 8858 page 502, Register's Office for Davidson County, Tennessee.

This property is also known as improved property located at 106 Alhambra Circle, Nashville, TN 37207.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

John F. Bennett, Jon F. Bennett and Jonathan F. Bennett are one and the same person.

Karen Willis, Karen L. Willis, Karen Bennett and Karen L. Bennett are one and the same person.

WITNESS my hand this 9 day of ~~November~~ December, 2019.

KAREN BENNETT

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 **KAREN BENNETT**, the bargainer, 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 and official seal at Nashville, Tennessee, this 9 day of ~~November,~~ December 2019.

NOTARY PUBLIC
My commission expires: 1/4/2020

LENA DERRICK
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON