Karen Johnson Davidson County
Batch# 615973 DEEDQC
04/15/2021 02:13:46 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20210415-0050586

THIS INSTRUMENT PREPARED BY:
Attorneys Title Company, Inc.
2927 Berry Hill Drive
Nashville, Tennessee 37204

Box 14

ADDRESS NEW OWNER AS FOLLOWS:
Frederec J. Bender
411 Capital St.
Old Hickory, TN 37138

SEND TAX BILLS TO:
New Owner

MAP-PARCEL NOS.
06308027000
06308027100
06308027200

THIS DEED HAS BEEN EXECUTED AND RECORDED IN ORDER TO REQUEST THAT THE PROPERTY DESCRIBED HEREIN BE DIVIDED INTO MULTIPLE TAX PARCELS. PLEASE DIVIDE EACH TRACT DESCRIBED BELOW INTO A SEPARATE TAX PARCEL.

THIS DEED HAS BEEN PREPARED UPON INFORMATION PROVIDED BY THE PARTIES WITHOUT THE BENEFIT OF ANY TITLE EXAMINATION OR TITLE SEARCH. THE PREPARER SHALL NOT BE RESPONSBILE FOR ANY ERRORS OR OMMISSIONS WHICH MIGHT HAVE BEEN DISCLOSED BY A PROPER TITLE EXAMINATION.

QUITCLAIM DEED

For and in consideration of the sum of One Dollar ($1.00), cash in hand paid by the hereinafter named Grantee, and other good and valuable considerations, the receipt of which is hereby acknowledged, the undersigned FREDEREC J. BENDER, hereinafter called the Grantor, by these presents does transfer and quitclaim unto FREDEREC J. BENDER, hereinafter called the Grantee, his heirs and assigns, all of Grantor's interest in certain tracts or parcels of land in Davidson County, State of Tennessee, described as follows: to-wit:

See attached Exhibit "A"

BEING the same property conveyed to Frederec J. Bender by quitclaim deed from Thomas B. Bender, of record as Instrument No. 20180220-0015741, Register's Office for Davidson County, Tennessee.

This conveyance is subject to such restrictions, encumbrances and easements as may appear of record.

IN WITNESS WHEREOF, this instrument has been executed this 15 day of April, 2021.

Frederec J. Bender

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 Frederec J. Bender, the bargainor, 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 15 day of April, 2021.

IRVING COLEMAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires

Notary Public
My commission expires: 05/02/2022

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $-0-.

Affiant

Subscribed and sworn to before me this ____ day of April, 2021.

Notary Public
My commission expires:_____

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0 **, Affiant**
Subscribed and sworn before me this the
15 **Day of** April **, 2021.**
Brandi Wells **, Deputy Register**

Exhibit A
Legal Description

Tract 1
Being the West 100 feet of Lot No. 9 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.

Tract 2
Being the West 100 feet of Lot No. 11 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.

Tract 3
Being the West 100 feet of Lot No. 13 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.

Tract 4
Being the West 100 feet of Lot No. 15 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.

Tract 5
Being the West 100 feet of Lot No. 17 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.

Tract 6
Being the West 100 feet of Lot No. 19 of Block A-2, on the plat of Hadley's Bend City, of record in Plat Book 421, Page 120, Register's Office for Davidson County, Tennessee.

Said part of said Lot fronts 50 feet on the Easterly side of University Avenue and extends back between parallel lines 100 feet to a dead line.