BOOK 6760 PAGE 746

9696

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
William H. and Annie B Pendry (NAME)	SAME (NAME)	Map 142-S-C
X-404 Todd Preis Drive (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Parcel 14
Nashville, TN 37221 (CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to William H. Pendry and ~~wife,~~ Annie B Pendry as tenants by the entirety

~~We~~ I, William H. Pendry

by these presents do hereby quitclaim and convey unto Alan B. Wright, *Trustee, his successors and assigns, the following described tract or parcel of land, to wit:*

Unit No. X-404, together with the carport designated No. X-404-C, in River Plantation, Section Four, a Condominium, a Horizontal Property Regime, located on Todd Preis Drive, Nashville, Davidson County, Tennessee. See Exhibit A attached hereto and incorporated herein for a complete legal description.

6 8 2 2 1

IDENTIFICATION REFERENCE

JAN 13 10 02 AM '86

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TN

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $ None

Subscribed and sworn to before me, this the 8 day of January 19 86

Affiant: William H Pendry

My Commission expires: 9/9/89 (Affix Seal)

Notary Public: Allene Beard

This is improved ( ) unimproved ( ) property, known as Unit X-404, 925 Todd Preis Drive, Nashville, TN 37221
(House Number) (Street) P. O. Address: (City or Town) (Postal Zone)

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

And now, I, the said Alan B. Wright, *Trustee, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto* William H. Pendry and wife, Annie B Pendry as tenants by the entirety, their

heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF *we have hereunto set our hands on this the* 8 *day of* January, 19 86.

THIS INSTRUMENT WAS PREPARED BY:
Alan B. Wright
Watkins, McGugin, McNeilly & Rowan
18th Floor, First American Center
Nashville, TN 37238-0110
(615) 255-2191

William H. Pendry
WILLIAM H. PENDRY

Alan B Wright Trustee
Trustee.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Allene Beard, a Notary Public in and for said County and State, the within named, William H. Pendry, the Bargainors, with whom I am personally acquainted,* and who acknowledged that they executed the within instrument for the purposes therein contained.

* or proved to me on the basis of satisfactory evidence

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of January, 1986

Allene Beard
Notary Public

My commission expires: 9/9/89

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Allene Beard, a Notary Public in and for said County and State, the within named Alan B. Wright, Trustee, the bargainor, with whom I am personally acquainted,* and who acknowledged that he, as Trustee, executed the within instrument for the purposes therein contained.

*or proved to me on the basis of satisfactory evidence

WITNESS my hand and official seal at Nashville, Tennessee, this 8th day of January, 1986

Allene Beard
Notary Public

My commission expires: 9/9/89

QUITCLAIM

Deed

From: _____

_____

to: _____ Trustee.

AND

From: _____ Trustee.

to: _____

_____

Compliments of

Chicago Title Insurance Company
First Floor — First American Center

Phone 255-4631
NASHVILLE, TENNESSEE 37238

EXHIBIT A

A description of the premises is described as follows:

A certain condominium apartment in Davidson County, State of Tennessee, described as follows, to wit:

Unit No. X-404, together with the Carport designated No. X-404-C, in River Plantation, Section Four, a Condominium, a Horizontal Property Regime, located on Todd Preis Drive, Nashville, Davidson County, Tennessee, as shown on the plat of River Plantations, Section Four, Condominium Apartments, recorded in Book 4860, pages 17, 18 and 19, of the Register's Office for Davidson County, Tennessee, and described in a Master Deed, recorded in Book 4892, page 440, amended in Book 4956, page 756, of the Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the property, apartments, co-owners and tenants of River Plantation, Section Four, Condominium Apartments, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 4892, page 456, of teh Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein.

This is improved property known as Unit No. X-404, 925 Todd Preis Drive, Nashville, Tennessee.

Being the same property conveyed to William H. Pendry by Quitclaim Deed from Beverly B. Pendry, of record in Book 6399, page 811, Register's Office for Davidson County, Tennessee.

This property is conveyed subject to the following:

The Plan of record in Book 4675, page 127 and Book 4860, pages 17-19, said Register's Office, shows an owner's certificate, certain minimum building setback lines and certain easements.

Easements granted to Harpeth Valley Utility District by instrument of record in Book 3770, page 6, Register's Office for Davidson County, Tennessee.

Graveyard with right of ingress and egress thereto as reserved in the deed of record in Book 374, page 70, Register's Office for Davidson County, Tennessee.

Easement granted U. S. A. for TVA transmission line or lines and towers as shown by instrument of record in Book 2274, page 547, Register's Office for Davidson County, Tennessee.

Sewer easements as shown on the Plan of record in Book 4675, page 127, Register's Office for Davidson County, Tennessee.

Temporary 30-foot access easement to Harpeth Valley Utility District as shown on the Plan of record in Book 4675, page 127, Register's Office for Davidson County, Tennessee.

Limitations and conditions imosed by the "Horizontal property Act," as set out in Tennessee Code Annotated.

Terms, provisions, covenants, conditions, easements and rights established by and contained in Master Deed of River Plantation, Section Four, Condominium, a Horizontal Property Regime, filed February 27, 1975, and recorded in Book 4892, page 440, amended in Book 4956, page 756, Register's Office for Davidson County, Tennessee, including the plat recorded in Book 4860, pages 17, 18 and 19, Register's Office for said County, and the By-Laws of River Plantation, Section Four, Condominium, recorded in Book 4892, pages 456, et seq., Register's Office for said County.

Any lien or other obligation to pay assessments for prorated expenses of administration and of maintenance and repair of the common elements, general and limited, of the building and any other expenses lawfully agreed upon and to pay the proportionate cost whenever it shall be proper to proceed with reconstruction of the building in case of fire or other disaster and where the insurance indemnity is insufficient to cover the cost of such reconstruction, as set out in Master Deed of record in Book 4892, page 440, amended in Book 4956, page 756, Register's Office for Davidson County, Tennessee.