BOOK 7520 PAGE 107

FILE BOX 3

FORM No. WD-1

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION [illegible] FOR THIS TRANSFER IS -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 14th DAY OF April, 19 88

Notary Public

MY COMMISSION EXPIRES: 7-6-91

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
EDWARD SEDDON —25 CENTURY BOULEVARD, SUITE 405—NASHVILLE, TN 37214

NAME ADDRESS

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Batson Qual. Homes	Same	Map 86-4-A
(NAME)	(NAME)	
120 Donelson Pike		Parcel 12
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214		4D-92377
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, S.B. & M.G. Corp.

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Frank Batson Quality Homes, Inc.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, [illegible] all their right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to wit:

Being Lot No. 69, Phase 1-B, Oakcrest of record in Plat Book 6900, Page 385, Register's Office for Davidson County, Tennessee, to which plat reference is being made for a more complete legal description.

Being part of the same property conveyed to S.B. & M.G. Corp. by deed from David H. Parker, Trustee, of record in Book 7469, Page 313, Register's Office for said County.

This conveyance is subject to any and all existing easements and restrictions of record.

This conveyance is subject to Restrictive Covenants of record in Book 7308, Page 874, Register's Office for said County.

22508

IDENTIFICATION REFERENCE

APR 19 8 32 AM '88

FELIX Z. WILSON JR. REGISTER
DAVIDSON COUNTY, TN

unimproved (X) property, known as 305 Oakcrest Court, Hermitage, TN 37076
This is improved ( ) (House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

[illegible] Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 14th day of April 19 88

S.B. & M.G. Corp.
By: Frank C. Batson, Pres.
Frank C. Batson, President

01011 03CHECK 6-00

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, _____, a Notary Public in and for said County and State, the within named _____

the bargainor _____, with whom I am personally acquainted, and who acknowledged that _____ executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____ day of _____ 19 _____

Commission expires _____

_____
Notary Public

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Frank C. Batson with whom I am personally acquainted and who upon his oath acknowledged himself to be the President of the S.B. & M.G. Corp. the within named bargainor, and corporation, and that (he) as such President being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said Frank C. Batson as such President

Witness my hand and official seal at office at Nashville on this the 14th day of April 19 88

My commission expires 1-13-91

Judy L. Boyd
Notary Public

QUITCLAIM DEED

FROM

S.B. & M.G. Corp.

TO

Frank Batson Quality Homes, Inc.

RETURN TO:

CUMBERLAND TITLE COMPANY, INC.
25 Century Boulevard, Suite 405
Nashville, TN 37214

EDWARD SEDDON
ATTORNEY-AT-LAW
25 Century Boulevard, Suite 405
Nashville, TN 37214