HOA

BOOK 9574 PG 766

THIS INSTRUMENT PREPARED BY:
CLEMENT, GIBSON & GREGORY
Suite 600, 200 Fourth Avenue, North
Nashville, Tennessee 37219

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL NOS.
Bert R. Wiggs, Jr. and wife,	Union Planters	Map 136-3B
Dorothy P. Wiggs	Mtg. Service Dept.	Parcel 12
1911 Sam Houston Court	P. O. Box 2258	
Franklin, Tennessee 37064	Memphis, TN 38101-2258	

KNOW ALL MEN BY THESE PRESENTS that B. ALLAN NAGY, for and in consideration of the sum of TEN AND NO/100THS ($10.00) DOLLARS, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto BERT R. WIGGS, JR. AND WIFE, DOROTHY P. WIGGS, their heirs, successors and assigns, all of his right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described in Exhibit "A" attached hereto and incorporated herein by reference.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 14TH day of JANUARY, 1995.

B. Allan Nagy
B. Allan Nagy

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IDENTIFICATION REFERENCE

STATE OF GEORGIA)
COUNTY OF Lowndes)

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named B. Allan Nagy, 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 foregoing instrument for the purposes therein contained. Witness my hand and official seal this 14th day of January, 1995.

Zellna T. Shaw
Notary Public

NOTARY PUBLIC
ZELLNA T. SHAW
LANIER COUNTY, GEORGIA

Notary Public, Lanier County, Georgia
My Commission Expires February 23, 1997

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Affiant

Sworn to and subscribed before me this 19th day of January, 1995.

Elaine Rudy
Notary Public

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

My Commission Expires: 3/22/97

EXHIBIT "A"

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 57, Building No. 28, and the garage therewith, in a Horizontal Property Regime located on the Plat of Priest Lake Park Condominium Townhouses, Phase 2, as of record in Book 4675, page 131; and in Book 4675, page 145, Register's Office for said County, to which reference is hereby made.

Being the same property conveyed to Andrew B. Gibson, Jr., Trustee by deed from B. Allan Nagy and Bert R. Wiggs, Jr. and wife, Dorothy P. Wiggs, who simultaneously conveyed the property to Bert R. Wiggs, Jr. and wife, Dorothy P. Wiggs, a one-half undivided interest as tenants by the entirety and to B. Allan Nagy, unmarried, a one-half undivided interest, each one-half interest held together as a joint tenancy with right of survivorship, of record in Book 8912, page 864, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the provisions of the Tennessee "Horizontal Property Act" as the same is set out in Section 64-2701 et seq. of the Tennessee Code Annotated, and is subject to the provisions and requirements thereof; and is subject the By Laws for the administration thereof; also subject to easements, rights, and interest in favor of other unit owners and all sewer, water, electrical, telephone and other utility easements now or hereafter established over, through or upon the land embracing the regime and building thereon; and also including without limitations all conditions, covenants, and restrictions, options, burdens, assessments, and other undertakings contained in the Master Deed establishing a Horizontal Property Regime of Priest Lake Park Condominium Townhouses, of record in Book 4651, page 412, as made applicable to Phase 2 in Book 4979, page 939, and as amended in Book 5189, page 671, said Register's Office.

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