0326094

IDENTIF. & REFERENCE

PICK-UP

97 JUL 14 PM 1:23

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.

BOOK 10528 PG 219

This instrument prepared by:
Kay B. Housch, Esq.
BPR #010995
214 Second Ave. North, Suite Two
Nashville, TN 37201

QUITCLAIM DEED

Address New Owner(s) as follows:	Send Tax Bills To:	Map Parcel Numbers
(NAME) ADVANTAGE BUILDERS, INC.	(NAME) SAME	Map 172-1A
(STREET ADDRESS) 63 Nickelby Down	(STREET ADDRESS)	Parcel 42
(City) Brentwood (State) TN (Zip) 37027	(City) (State) (Zip)	

FOR AND IN CONSIDERATION *of One dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged,* **MORRIS W. THURMAN, SR. AND TOM HUDGINS, a/k/a THOMAS H. HUDGINS** *by these presents do hereby quitclaim and convey unto* **ADVANTAGE BUILDERS, INC.** *successors and assigns, all their right, title and interest in and to the following described tract of land:*

Land in Davidson County, Tennessee, being Lot No. 42 on the Plan of Copperfield Revised of record in Plat Book 6900, pages 555-559, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

Being part of the same property conveyed to Morris W. Thurman, Sr. and Tom Hudgins as tenants-in-common, by deed from Commerce Trading Corporation, of record in Book 8546, page 346, Register's Office for Davidson County, Tennessee.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Subscribed and sworn to before me this the 14th *day of* July 19 97

The actual consideration or value whichever is greater, for this transfer is $ 5,000

Affiant

My commission expires: ~~9-26-98~~ 9-26-98

(Affix Seal)

Notary Public

Witness our hand this 11th *day of* July, 19 97, *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Morris W. Thurman, Sr.
By: Alan D. Revelette, attorney-in-fact
MORRIS W. THURMAN, SR.
By: Alan D. Revelette, Attorney-in-Fact

Tom Hudgin, AKA Thomas H. Hudgins
By: Alan D. Revelette, attorney-in-fact
TOM HUDGINS, a/k/a THOMAS H. HUDGINS
By: Alan D. Revelette, Attorney-in-Fact

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, *a Notary Public in and for said County and State,* ALAN D. REVELETTE, ATTORNEY IN FACT FOR MORRIS W. THURMAN, SR. AND ATTORNEY IN FACT FOR TOM HUDGINS, a/k/a THOMAS H. HUDGINS, *the within named bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that* ~~they~~ *executed the within instrument for the purposes therein contained, as Attorney-in-Fact.*

Witness my hand and official seal at Nashville, Tn., *this* 11th *day of* July, 1997.

Notary Public

My Commission Expires: 11/22/97

ENCUMBRANCES:

1. Taxes for 1997, a lien, but not yet due and payable.

2. Terms, conditions, easements, rights and liens as set forth in the Declaration of Covenants, Conditions and Restrictions of record in Book 6779, page 296, as re-recorded in Book 6783, page 973, Register's Office for Davidson County, Tennessee, as amended and superseded by Declaration of Covenants, Conditions and Restrictions of record in Book 7071, page 482, said Register's Office, as further amended in Book 7208, page 889, said Register's Office.

3. Transmission line easement contained in instrument of record in Book 2437, page 8, Register's Office for Davidson County, Tennessee. (Common areas)

4. Transmission line easement contained in an instrument of record in Book 2438, page 376, Register's Office for Davidson County, Tennessee. (Common areas)

5. All matters shown on the plan of record in Book 6900, pages 555-559, inclusive, Register's Office for Davidson County, Tennessee.

6. Conveyance of common area to Homeowner's Association, of record in Book 7150, page 358, Register's Office for Davidson County, Tennessee. (Common areas)

7. Deeds of conveyance to Metro Government of record in Book 7593, page 511 and Book 7593, page 488, Register's Office for Davidson County, Tennessee. (Common areas)

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