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IDENTIF. # REFERENCE

BOOK 11312 PAGE 136

BOX #14A
MAP 172-9-0-A
99 JAN 26 PM 1:48 PARCEL 026.00co

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value, whichever is greater, for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this the 14th day of January, 1999.

My Commission Expires: 5/27/01

Notary Public

KIMBERLY R. DOUGHER NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT PREPARED BY: JOHN T. COOK, P.C.
2927 BERRY HILL DRIVE, NASHVILLE, TENNESSEE 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC.	"NEW OWNER"
(Name)	(Name)
133 Holiday Court, Suite 200	
(Street Address)	(Street Address)
Franklin, TN 37067	
(City) (State) (Zip Code)	(City) (State) (Zip Code)

Q U I T C L A I M D E E D

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, **WILLIAM HORACE SWAIN, a married man**, hereinafter called the **"Grantor"**, does hereby quitclaim all of his right, title and interest to **THE JONES COMPANY CUSTOM HOMES OF TENNESSEE, INC., a Tennessee corporation**, hereinafter called the **"Grantee"**, its successors and/or assigns, in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 26 on the Final Plat of Banbury Crossing, Second Revision of Section One, a Planned Unit Development, as of record in Plat Book 9700, Pages 477 and 478, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING part of the same property conveyed to Jones Land Company, LLC, by Deed from William Horace Swain and wife, Ruthene F. Swain, and Betty Swain Mays, of record in Book 10221, Page 213, Register's Office for Davidson County, Tennessee. And further being the same property conveyed to William Horace Swain, by Quitclaim Deed from Jones Land Company, LLC, a Tennessee limited liability company, of record in Book 10773, Page 672, said Register's Office.

THE herein described property is unimproved and is not now nor ever has been the principal place of residence of the Grantor herein.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; encumbrances as may affect the premises, if any; and property taxes.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is unimproved property.

IN WITNESS WHEREOF, the Grantor has caused its name to be affixed hereto, by its duly authorized officer, this the 14th day of January, 1999.

WILLIAM HORACE SWAIN

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 WILLIAM HORACE SWAIN, 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 14th day of January, 1999.

My Commission Expires: 5/27/01

C:\KG\JONES.QCD

Notary Public

JOHN T. COOK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

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