This document was prepared by:
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Davidson County DEEDQC
Recvd: 08/27/02 09:28 2pgs
Fees:12.00 Taxes:0.00

20020827-0103309

QUITCLAIM DEED

address new owners as follows: SANDRA BRACKIN	send tax bills to: Sandra Brackin	map - parcel number 149-1-0B
street address: 4601 BILLINGSGATE ROAD	street address: 4601 Billingsgate Rd	2.00 CO
city, state, zip ANTIOCH, TN 37013	city, state, zip: Antioch, TN 37013	

For and in consideration of the sum of Ten dollars, Henry Bryan Brackin, III, having obtained his interest by virtue of marriage to the grantee, does hereby quitclaim and convey unto the said Sandra Brackin, the Grantee(s) herein, his interest in certain real estate in Davidson County, Tennessee as follows:

Land in Davidson County, Tennessee, being Lot No. 335 on the Plan of Piccadilly Square, Phase III, as of record in Book 6250, Pages 892 thru 894 and as amended in Book 7459, Page 675, 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 the same property conveyed to Sandra Brackin by Deed from Cathey E. Ivey, unmarried, of record, instrument number 20020711-0083791.

This conveyance in subject to Declaration of Covenants, Conditions and Restrictions of Picadiily Square, of record in Book 6236, Page 683 and as amended in Book 6295 , Page 506, Book 6295, Page 520, Book 6295, Page 534, Book 6300, Page 409 and as re-recorded in Book 6306, Page 833 and as further amended in Book 6496, Pages 100, 107 & 114, Book 6518, Page 184, Book 6518, Page 190, and in Book 6830, Page 739, said Register's Office, By-Laws of record in Book 6236, Page 708 and as amended in Book 6295, Page 572, Book 6295, Page 580, Book 6295, Page 588 and in Book 6300, Page 431, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which ahve been prorated and assumed by the Grantee herein.

And now, I, the said seller, Grantor(s), for the express purpose of carrying out the intent of the conveyance, as above set out, do hereby quitclaim and convey unto the above described Grantee(s), her heirs and assigns, the property hereinbefore described and set forth, and said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

Witness my hand this 26th day of August, 2002.

Henry Bryan Brackin, III
HENRY BRYAN BRACKIN, III

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me Michael S. Bligh, a Notary Public in and for said County and State, Henry Bryan Brackin, III, the within named bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed this instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee this the 26th day of August, 2002.

Notary Public

My commission expires: July 29, 2006

This improved property is known as 4601 Billingsgate Road, Antioch, Tennessee 37013.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater for this transfer is $10.00

Henry Bryan Brackin, III
Affiant

Sworn and subscribed before me this 26th day of August, 2002.

Notary Public

My commission expires: July 29, 2006