Box 13 File 4947

Davidson County DEEDQC
Recvd: 02/20/03 16:19 2pgs
Fees:12.00 Taxes:0.00

20030220-0022780

ZANA C. PEAY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF January 20 03

Notary Public

MY COMMISSION EXPIRES: 03/29/03
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
METROPOLITAN ESCROW, INC., 217 Pineway Drive, Nashville, TN 37217

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Batson Quality Homes, Inc. (NAME)	NEW OWNER (NAME)	MAP # 86-4-0-B
120 Donelson Pike (ADDRESS)	(ADDRESS)	PARCEL # 43.00
Nashville, TN 37214 (CITY) (STATE) (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, B & P Developments, Inc.

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, 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. 94, on the Plan of First Revision, Section Two, Sunset Oaks of record in Plat Book 7900, Page 942, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

BEING part of the same property conveyed to B & P Developments, Inc. by deeds from Johnnie O. Withers of record in Book 8828, Page 756; Paul Kitchens and wife, Anita Kitchens, of record in Book 8828, Page 767; David B. Kitchens, Sr. and wife, Kathryn L. Kitchens of record in Book 8828, Page 771; and from Arnold A. Cole et ux, of record in Book 9540, Page 156, said Register's Office.

unimproved ( )
This is improved (X) property, known as 4901 Tulip Grove Lane – Hermitage, TN. 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 27th day of January, 20 03

B & P Developments, Inc.
By: David B. Parker, President
David B. Parker, President

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 or proved to me on the basis of satisfactory evidence, and who acknowledged that _____executed the within instrument for the purposes therein contained. Witness my hand and official seal at _____, Tennessee, this _____day of _____20_____ .

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 David H. Parker and _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath(s) acknowledged himself to be the President and _____ respectively of the B & P Developments, Inc. the within named bargainor, and corporation, and that he as such President and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said David H. Parker as such President, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at Nashville, TN on this the 27th day of January 20 03 .

My commission expires 3/29/03

Notary Public

DANA O. PETTY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.