THIS INSTRUMENT PREPARED BY:
PERRONE & YOUNG, ATTYS.
109 WESTPARK DRIVE, SUITE 330
BRENTWOOD, TN 37027

Davidson County DEEDQC
Recvd: 08/04/03 09:39 2pgs
Fees:12.00 Taxes:0.00
20030804-0109860

New Owner:	Send Tax Bills To:	Map and Parcel #
Ann Beard **3000 Hillsboro Pike, Unit 1** **Nashville, TN 37215**	**Union Planters Bank** **2019 Richard Jones Rd #300** **Nashville, Tn 37215**	**Map 117-03-A** **Parcel 15.00**

QUITCLAIM DEED

FOR AND IN CONSIDERATION of ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged **Gregory S. Perrone, Trustee, with full power to transfer, convey, lease, mortgage or otherwise encumber without joinders of any beneficiary** by these presents does hereby quitclaim and convey unto **ANN BEARD** his/her heirs and assigns, all their right, title and interest in and to the following described tract of land for the purpose of vesting fee simple title that said portion of property.

A certain tract or parcel of land in **Davidson** County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, TN, being Lot No. 15 as shown on the Plat of Versailles Apartment Condominiums (or Townhomes), created under Title 66, Section 27-101, et seq. As amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 5168, Page 944, as amended in Book 7770, Page 955, Book 8434, Page 719, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the Plat of Versailles Apartment Condominiums, (or Townhomes), as of record in Book 5050, Page 80, and corrected in Book 5171, Page 153, said Register's Office to which reference is hereby made for a more complete and accurate legal description.

Being all of the property conveyed to Gregory S. Perrone, Trustee, with full power to transfer, convey, lease, mortgage or otherwise encumber without joinders of any beneficiary by Deed from Judy Sheffield, Unmarried of record in Instrument No. 20030604-0076781, Register's Office for Davidson County, Tennessee.

This is improved property known as: ***3000 Hillsboro Pike, Unit 1, Nashville, TN 37215***

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Said property is conveyed subject to such limitations, restrictions, easements and encumbrances as may affect the premises.

Witness my hand this _____ day of July, 2003.

Gregory S. Perrone, Trustee

STATE OF TENNESSEE ***COUNTY OF WILLIAMSON***

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Gregory S. Perrone, Trustee** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who upon his oath executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal at office at Brentwood, Tennessee on this the 28th day of July, 2003.

NOTARY PUBLIC

My commission expires: _____

RITA ANN MANGRUM NOTARY PUBLIC WILLIAMSON CO. TN

My Commission Expires
April 6, 2004

STATE OF TENNESSEE ***COUNTY OF WILLIAMSON***

The actual consideration for this transfer of property is ***$ -0-*** and no other monetary consideration.

B Manning

Affiant

Sworn to and subscribed before me this 28th day of July, 2003.

NOTARY PUBLIC

My commission expires: _____

RITA ANN MANNING NOTARY PUBLIC WILLIAMSON CO. TN

My Commission Expires April 9, 2004