STATE OF TENNESSEE
COUNTY OF DAVIDSON

This instrument prepared by:

Gary W. Temple
Attorney At Law
4211 Gallatin Road
Nashville, TN 37216

Return to:
USA Title Escrow, Inc.
1802 Williamson Ct, Ste 200
Brentwood, TN 37027

The actual consideration for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 2nd day of July, 2003.

NOTARY PUBLIC

My Commission expires: 05-30-

NOTARY PUBLIC AT LARGE
AIMEE DENISE BOBBITT
DAVIDSON CO., TENNESSEE

# QUITCLAIM DEED

| New Owner: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| Dwayne A. Jones<br>4252 Chesney Glen Drive<br>Hermitage, Tennessee 37076 | Tucker Federal Bank D/B/A Prime Lending<br>P.O. Box 211788<br>Augusta, GA 30917-1788 | 87-1-A-12CO/04D95106 |

**KNOWN ALL MEN BY THESE PRESENT** that Ruth E. Sadler-Jones, for and in consideration of the sum of Ten Dollars and No/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, does by these presents hereby quitclaim and convey unto Dwayne A. Jones, my right, title and interest in and to the following described tract or parcel of land in Davidson County, to-wit.

LAND in Davidson County, Tennessee, being Lot No. 12 on the Plan of Section 1A, Chesney Glen, of record in Book 9700, Page 288, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

BEING part of the same property conveyed to Phillips Builders, Inc., by deed from David Carmack Binkley, James Everette Binkley, Richard Neil Binkley, Raymond Edward Binkley, and Mary Ann Binkley Organ, now Luffman, of record in Book 10017, Page 699, Register's Office for Davidson County, Tennessee. Phillips Builders, Inc., is now known as Beazer Homes Corp. pursuant to a Charter Agreement of record in Book 9922, Page 901, R.O.D.C. and is doing business under the assumed corporate name of Beazer Homes Corp., DBA Phillips Builders, pursuant to application file with the Secretary of State

Davidson County DEEDQC
Recvd: 08/29/03 17:03 2pgs
Fees:12.00 Taxes:0.00
20030829-0126107

and by Corporate Resolution of record in Book 10079, Page 172. Register's Office for Davidson County, Tennessee.
Being the same property conveyed to Dwayne A. Jones and wife, Ruth E. Sadler-Jones, by deed from Beazer Homes Corp., D/B/A Phillips Builders of record in Book 11051, Page 689, Register's Office for Davidson County, Tennessee.

This conveyance is subject to any and all existing easements, restrictions and casement of record.

This is improved property known as 4252 Chesney Glen Drive, Hermitage, Tennessee 37076.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my hand this 2nd day ~~of July~~, 2003.

Ruth E. Sadler-Jones

**STATE OF TENNESSEE** )
)
**COUNTY OF DAVIDSON** )

Personally appeared before me, the undersigned, a Notary Public in and for said County of State, Ruth E. Sadler-Jones, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville, Tennessee, this 2nd day of July, 2003.

Aimee D. Bobbitt
Notary Public
My Commission Expires 6-30-07

AIMEE DENISE BOBBITT NOTARY PUBLIC AT LARGE DAVIDSON CO., TENNESSEE