This instrument prepared by:
Law Office of G. Miller Hogan II
5123 Virginia Way
Paddock III, Suite A-11
Brentwood, TN 37027

Davidson County DEEDQC
Recvd: 03/11/04 10:08 2pgs
Fees:12.00 Taxes:0.00
20040311-0028010

QUITCLAIM DEED

Address New Owner as Follows:	Send Tax Bills to:	Map-Parcel Nos.
Wexford Downs Homeowner's Association, Inc. 900 Conference Drive, PMB 283 Goodlettsville, TN 37072	(Same)	172-14-0A 154.00 CO 172-14-0A 155.00 CO

FOR AND IN CONSIDERATION of Ten Dollars ($10.00) the receipt and sufficiency of which is hereby acknowledged, **Wexford Downs, LLC**, a Tennessee limited liability company by these presents does hereby quitclaim and convey unto the **Wexford Downs Homeowner's Association, Inc.**, a Tennessee not-for-profit corporation its successors and assigns, all of its right, title and interest in and to the following described tracts of land in Davidson County, Tennessee:

Land in the 31st Councilmanic District of Davidson County, Tennessee and being more particularly described as follows:

All common ground, common area and open space as shown on the Final Plat, Section Three, Wexford Downs of record at Instrument No. 20000810-0079246 in the Register's Office for Davidson County, Tennessee to which plat reference is hereby made for more complete and accurate description thereof;

Being a portion of the property conveyed to Wexford Downs, LLC by deed from Anne W. Pierce, et al. of record in Book 10504, page 180 in the Register's Office for Davidson County, Tennessee.

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

WITNESS my hand this 2nd day of March, 2004 the bargaining party, having caused my name to be signed hereto on said day and date.

WEXFORD DOWNS, LLC, a Tennessee limited liability company

By: C. Wayne Meadows
C. Wayne Meadows
ITS: Chief Manager

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

Before me, the undersigned, a Notary Public in and for said County and State, personally appeared **C. Wayne Meadows**, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Chief Manager of **Wexford Downs, LLC**, the within named bargainor, a limited liability company, and that he as such Chief Manager, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the company as its Chief Manager.

Witness my hand and seal, at office in BRENTWOOD, this 2ND day of March, 2004.

G. MILLER HOGAN II NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

G. Miller Hogan II
Notary Public
My commission expires: JAN. 4, 2006

STATE OF TENNESSEE)
)
COUNTY OF WILLIAMSON)

The actual consideration or value whichever is greater, for this transfer is $0.

C. Wayne Meadows
Affiant

Subscribed and sworn to before me, this the 2ND day of March, 2004.

G. MILLER HOGAN II NOTARY PUBLIC AT LARGE WILLIAMSON CO., TENN.

G. Miller Hogan II
Notary Public
My Commission Expires: JAN. 4, 2006