QUITCLAIM DEED

Return To:
All-Star Title, Inc.
120 Donelson Pike, Ste 201
Nashville TN 37214
ph: (615) 883-5[illegible] (615) 883-7543

Davidson County DEEDQC
Recvd: 06/21/04 13:17 1pgs
Fees:12.00 Taxes:0.00
20040621-0073182

DAVIDSON COUNTY, TENN. Notary Public At Large DEBRA ROBERTSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 10th of June, 2004.

Notary Public

MY COMMISSION EXPIRES: 7/29/06

THIS INSTRUMENT WAS PREPARED BY
Lawrence Vogan, 120 Donelson Pike, Ste 201, Nashville, TN 37214

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Frank Batson Homes	SAME	075-16-0-A-023.00 co
(NAME) 120 Donelson Pike, Ste 101	(NAME) SAME	
Nashville, TN 37214	SAME	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

Walden Woods, LLC HEREINAFTER CALLED THE GRANTORS, HEREBY QUITCLAIMS TO, **Frank Batson Homes, Inc.** , HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL HIS/HER/THEIR RIGHT, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 59 on the plan of First Revision, Phase One, Walden Woods, of record in Plat Book 9700, page 909, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Walden Woods, LLC, A Tennessee Limited Liability Company, by Deed from Wallace Realty Development, LLC, A Tennessee Limited Liability Company, dated 10/13/1998, of record in Book 11154, page 873, Register's Office for Davidson County, TN.

Restrictions, Easements, and all matters of record on subdivision plat recorded in Plat Book 9700, page 909; Restrictions in Book 11244, page 105; By-Laws in Book 11244, page 120; Charter in Instrument no. 200303180035838 and Instrument No. 20030428005611; Articles of Organization Limited Liability Company for Walden Woods LLC in Book 11154, page 870; Storm Water Detention Agreement in Book 11258, page 790, for said county.

Subject to Association Assessment Dues to Walden Woods Homeowners Association.

This is improved ☒ property, known as 617 Bayhill Court Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

WITH THE HEREDITAMENTS AND APPURTENANCES THERETO APPERTAINING, HEREBY RELEASING ALL CLAIM TO HOMESTEAD THEREIN. 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/our hands 6/10/04.

David H. Parker, Chief Manager

David H. Parker
Walden Woods, LLC

State of TN
County of Davidson

On this 10th DAY OF June 2004, before me appeared David H. Parker to me personally known (or proved to me on the basis of satisfactory evidence), who, being by me duly sworn (or affirmed) did say that such person is the Chief Manager of Walden Woods, LLC. and that the association has no corporate seal, and that the instrument was signed and sealed in behalf of the association by authority of its Board of Directors (trustees) and David H. Parker acknowledged the instrument to be the free at and deed of the association.

Witness my hand and seal this 10th DAY OF June 2004 in Nashville, TN.

DEBRA ROBERTSON Notary Public At Large DAVIDSON COUNTY, TENN.

Debra Robertson
Notary

My Commission Expires : 7/29/06