Davidson County DEEDQC
Recvd: 07/07/04 13:14 2pgs
Fees:12.00 Taxes:0.00

20040707-0080703

RECORD AND RETURN TO;
NATIONS TITLE OF TENNESSEE
5214 MARYLAND WAY., STE. 208
BRENTWOOD, TN 37027
04TN003583

QUIT CLAIM DEED

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 25th day of June, 2004.

Notary Public

MY COMMISSION EXPIRES:_____

SANDI McCLOUD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE

THIS INSTRUMENT WAS PREPARED BY
NATIONS TITLE OF TENNESSEE, 5214 MARYLAND WAY, STE. 208, BRENTWOOD, TN 37027

ADDRESS OF NEW OWNER AS FOLLOWS :	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Mr. and Mrs. James E. Fuller 513 Hampstead North Antioch, TN 37013	New Owners	149-01-0-B-017.00

FOR AND IN 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,

ANNA M. FULLER

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND SOLD, AND BY THESE PRESENTS DO QUITCLAIM UNTO

JAMES E. FULLER AND WIFE, ANNA M. FULLER

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF HIS 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. 320 on the plan of Piccadilly Square, Phase III, of record in Plat Book 6250, page 892-894, 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 Anna M. Fuller, a married person, by Warranty Deed from Gilbert Smith d/b/a Precision Homes, dated September 29, 1994 and recorded October 5, 1994 in Book 9484, page 753, Register's Office for Davidson County, Tennessee.

Subject to restrictive covenants of record in Book 6326, page 684; amended by Book 6295, page 506, Book 6295, page 520, Book 6295, page 534, Book 6730, page 409, Book 6306, page 833, Book 6496, page 100, Book 6496, page 107, Book 6496, page 114, Book 6518, page 184, and Book 6518, page 190, By Laws of record in Book 6236, page 708, amended by Book 6295, page 572, Book 6295, page 580, Book 6295, page 588 and Book 6300, page 431, Register's Office for said County.

Subject to storm water detention agreement of record in Book 6782, page 518, said Register's Office.

Subject to addition of an amenity easement to Lot No. 335 of record in Book 7459, page 675, in said Register's Office.

Subject to Deed of Conveyance of sewer lines of record in Book 7748, page 432, and in Book 7748, page 478, in said Register's Office.

Subject to Agreement for dedication of sanitary sewers and/or storm drainage of record in Book 6251, page 616, and Book 6186, page 238 in said Register's Office.

Subject to Charter of Piccadilly Square Homeowners Association of record in Book 7288, page 963, in said Register's Office.

Unimproved ( )
This is improved (X) property known as ~~4171 Highway 41-A South, Clarksville, TN 37043~~ (AMF) 313 HAMPSTEAD North, Antioch, TN 37013
Witness our hand this ~~29TH~~ 25th day of ~~April,~~ June (AMF) 2004.

Anna M Fuller
ANNA M. FULLER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named ANNA M. FULLER, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at ANTIOCH, Tennessee, this 25TH day of JUNE, 2004.

Commission Expires:_____

Sandi M. Cloud
Notary Public

SANDI McCLOUD NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

NOTARY PUBLIC
AT LARGE
Sandi McCloud
My Commission Expires
May 24, 2008
STATE OF TENNESSEE