Return to:

File Box 9-B
First Title & Escrow Co., Inc.
#24422

Davidson County DEEDQC
Recvd: 07/13/05 09:02 2 pg
Fees:12.00 Taxes:0.00

20050713-0080971

THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater, for the transfer is $ - 0 -

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 8th DAY OF July, 20 05.

Notary Public
My Commission Expires: 1-27-07
(AFFIX SEAL)

ZANA C. PETTY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

FROM:
HERITAGE MEADOWS PHASE 4, LLC

TO:
FRANK BATSON HOMES, INC.

ADDRESS OF NEW OWNER:
Frank Batson Homes, Inc.
120 Donelson Pike
Nashville, TN 37214

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NO.:
MAP #75-11-0-A
PARCEL #131 CO, 124 CO, 122 CO, and 118 CO

# QUITCLAIM DEED

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, HERITAGE MEADOWS PHASE 4, LLC, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto FRANK BATSON HOMES, INC., hereinafter called the GRANTEES, their heirs and assigns all their right, title, and interest in and to that certain tract or parcel of land described as follows, to wit:

BEING Lot No. 103, 110, 112, and 116, on the Plan of Phase Four - B, Heritage Meadows of record in Instrument 20031111-0164698, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being part of the same property conveyed to Heritage Meadows Phase 4, LLC, by Quitclaim Deed from B & P Developments, Inc. of record in Instrument 20011017-0113152, said Register's Office.

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

The street address of the Real Property is 4288 Rachel Donelson Pass - Hermitage, TN 37076, * Unimproved/ X Improved real property.

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.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 8th day of July, 20 05.

GRANTORS - HERITAGE MEADOWS PHASE 4, LLC

David H. Parker, Chief Manager

By: David H. Parker, Chief Manager

*208 Laffite Cove, Hermitage, TN 37076; 205 Laffite Cove, Hermitage, TN 37076; and 4265 Rachel Donelson Pass, Hermitage, TN 37076

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, personally appeared David H. Parker, with whom I am personally acquainted and who upon his oath, acknowledged himself to be the Chief Manager, respectively of Heritage Meadows Phase 4, LLC, the within named bargainer, and that he as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of David H. Parker, as such Chief Manager.

Witness my hand and official seal at Nashville, TN this 8th day of July, 20 05.

My Commission Expires: 7-19-08

Karen H Suggs
NOTARY PUBLIC

KAREN H. SUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

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