QUITCLAIM DEED

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES MAY 14, 2008 WILLIAMSON COUNTY, TN

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 ME ON THE 19th DAY OF April, 2006

NOTARY PUBLIC

MY COMMISSION EXPIRES

THIS INSTRUMENT PREPARED BY
JIM R. VANDERPOOL, P.C., 5120 VIRGINIA WAY, C-22, BRENTWOOD, TN 37027
file # 0703-30105 SCHIMMEL

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Andrew D. Schimmel and Rowena D. Woodson	Same	MAP:171-03 B
601 Old Hickory blvd. #45		Parcel:241
Brentwood, TN 37027		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

LANCE JOHNSON,AND WIFE, ALLISON PAIGE CLARK*

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL OF OUR INTEREST UNTO:

ANDREW D. SCHIMMEL AND ROWENA D. WOODSON

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 601 Old Hickory blvd. #45, Brentwood, TN 37027

Witness our hand on this 19th day of April, 2006

Lance Johnson

Allison Paige Clark

Allison Paige Clark

Davidson County DEEDQC
Recvd: 04/26/06 10:51 2 pgs
Fees:12.00 Taxes:0.00
20060426-0047640

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before , the undersigned, a Notary Public, in and for said County and State, the within named: Lance Johnson and Allison Page Clark, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that Lance Johnson and Allison Page Clark executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee , this 19th day of April, 2006

Notary Public

My Commission Expires:

JIM R. VANDERPOOL NOTARY PUBLIC AT LARGE MY COMMISSION EXPIRES MAY 14, 2008 WILLIAMSON COUNTY, TN

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING UNIT NO. 3 ON THE PLAN OF TOWNHOMES OF FREDERICKSBURG, PHASE TWO, SECTION SEVEN, OF RECORD IN PLAT BOOK 9700, PAGE 957, SAID REGISTER'S OFFICE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO ANDREW D. SCHIMMEL AND ROWENA D. WOODSON FROM LANCE JOHNSON,AND WIFE, ALLISON PAIGE CLARK* AS OF RECORD IN INSTRUMENT NO. 20030904-0128938 REGISTER'S OFFICE FOR DAVIDSON COUNTY TENNESSEE; AND BEING RE-RECORDED IN SAID REGISTER'S OFFICE AS INSTRUMENT NO. 20031126-0171730.

THIS CONVEYANCE IS SUBJECT TO ANY AND ALL ZONING REGULATION, BUILDING RESTRICTION AND SETBACK LINES, IF ANY, AND EASEMENTS AND RIGHTS FOR PUBLIC UTILITIES APPLICABLE TO THIS PROPERTY; AND TAXES, FOR THE CURRENT YEAR WHICH IF PRORATED HAVE BEEN ASSUMED BY THE GRANTEE(S) HEREIN.

AN AFFIDAVIT OF SCRIVENER'S ERROR IS RECORDED IN 20060417-0043647 TO CORRECT THE LOT NUMBER THAT WAS INCORRECTLY LISTED AS LOT NO 45 IN THE RE-RECORD - INSTRUMENT NO. 20031126-0171730. THE CORRECT LOT NUMBER IS LOT NUMBER 3 AS LISTED HEREIN AND IN THE ORIGINAL WARRANTY DEED AS INSTRUMENT NO. 20030904-0128938

* ALLISON PAIGE CLARK HAS SINCE BEEN MARRIED AND IS NOW KNOWN AS ALLISON PAIGE JOHNSON