Davidson County DEEDQC
Recvd: 08/21/06 12:30 2 pgs
Fees:12.00 Taxes:0.00
20060821-0102929

RECORD AND RETURN TO;
NATIONS TITLE OF TENNESSEE
5214 MARYLAND WAY, STE 208
BRENTWOOD, TN 37027
06TN02539

QUIT CLAIM DEED

STATE OF TENNESSEE
COUNTY OF Williamson

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

Viola V. Fingerlow
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 9 TH DAY OF August, 2006.

Viola V. Fingerlow
Notary Public

VIOLA V. FINGERLOW STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

MY COMMISSION EXPIRES: June 7, 2009

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
Sheliah Mallory , unmarried 812 Sugarloaf Court Nashville, TN 37211	OWNER	181-01-0-b-062.00 CO

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,

Russell Mallory, unmarried and Sheliah Mallory, unmarried

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

Sheliah Mallory , unmarried

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:

Land in Davidson County, Tennessee, being Lot No. 145 on the Plan of Section Two Addition to Sugar Valley, RS10, Cluster Lot Subdivision, a Planned Unit Development, of record in Instrument Number 20040622-0073636, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete and accurate legal description thereof.

Being the same property conveyed to Russell Mallory and Sheliah Mallory, Husband and Wife, by Warranty Deed from Yazdian Construction, Inc., a Tennessee Corporation, dated October 14, 2005 and recorded October 24, 2005 in Instrument No. 20051024-0127844, and being a part of the same property previously conveyed to Yazdian Construction, Inc., a Tennessee corporation, by Warranty Deed from Hurley-Y, a Tennessee General Partnership, dated June 1, 2005, and recorded June 2, 2005, in Instrument No. 20050602-0062755, and being a part of the same property previously conveyed to Hurley-Y, a Tennessee General Partnership composed of Paul E. Johnson, Jeffrey P. Johnson, Buford W. Carter and wife, Stacy J. Carter, Lori J. Kelley and Yazdian Construction, a Tennessee General Partnership composed of Fred Yazdian, Sam Yazdian and Abe Yazdian, by Warranty Deed from William K. Edwards and wife, Katie Edwards, dated August 13, 2001, and recorded August 15, 2001, in Instrument No. 20010815-0087973, Register's Office for Davidson County, Tennessee.

Subject to Declaration of Conditions, Covenants, and Restrictions of record in Book 11069, Page 14, amended in Instrument No. 20040203-0013041 and 20040623-0074495; By-Laws of record in Book 11069, Page 24; Charter of the Homeowner's Association of record in Book 11069, Page 6; Conveyance of Common Area of record in Instrument No. 200004250041128; PUD Boundary Plat in Book 9700, Page 374; and The Plan of Record in Instrument No. 20040622-0073636, said Register's Office.

Unimproved ( )
This is improved (X) property known as **812 Sugarloaf Court, Nashville, TN 37211**

Witness our hand this _____th day of August, 2006.

Russell Mallory

Russell Mallory

Sheliah Mallory

Sheliah Mallory

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

Russell Mallory

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 Brentwood, Tennessee, this _____th day of August, 2006.

Commission Expires: June 7, 2009

Viola V. Fingerlow

Notary Public

VIOLA V. FINGERLOW
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named

Sheliah Mallory

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 Brentwood, Tennessee, this _____th day of August, 2006.

Commission Expires: June 7, 2009

Viola V. Fingerlow

Notary Public

VIOLA V. FINGERLOW
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY