Davidson County DEEDQC
Recvd: 10/04/07 09:14 2 pgs
Fees:12.00 Taxes:0.00

20071004-0118272

QUITCLAIM DEED

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 2nd DAY OF October, 2007.

Notary Public

MY COMMISSION EXPIRES:
(AFFIX SEAL) COMMISSION EXPIRES 01/03/2011

RACHEL WILSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

2007100005

~~THIS INSTRUMENT WAS PREPARED BY~~
Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Matthew Wilkes (NAME)	Lender (NAME)	
750 Vernon Avenue (ADDRESS)	(ADDRESS)	091 05 0C 750.00
Nashville, TN 37209 (CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I/WE, Courtney Melton and Matthew Wilkes, joint tenants with right of survivorship HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO Matthew Wilkes and wife, Courtney M. Wilkes HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF MY RIGHT, TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN Davidson COUNTY, STATE OF Tennessee, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Unit No. 750 on the Plan of Vernon Avenue Townhomes, a Horizontal Property Regime with Private Elements, created under Title 67, Section 27-101, et seq., as amended, Tennessee Code Annotated, and as established by Declaration of Covenants, Conditions and Restrictions for Vernon Avenue Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20061024-0131877, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Declaration of Covenants. Reference is hereby made to the plan of Vernon Avenue Townhomes, of placement of Units, as shown on Exhibit "C"to the Declaration of Covenants of record in Instrument No. 20061024-0131877 for a more complete identification and description of said unit.

Being the same property conveyed to Courtney Melton and Matthew Wilkes, joint tenants with right of survivorship by deed from Vernon Avenue Partners, LLC of record in Document Number 20061227-0159253, Register's Office for Davidson County, Tennessee.

The said Courtney Melton having since married is now known as Courtney M. Wilkes.

unimproved ( )

This is improved (X) property, known as 750 Vernon Avenue, Nashville, Tennessee 37209
(House Number) (Street) (P.O. Address) (City or Town) (Postal ZIP)

Witness my/our hand(s) this 2nd day of October, 2007.

Courtney Melton

Matthew Wilkes

STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 2nd day of October, 2007.

Notary Public

My Commission Expires:

(SEAL) COMMISSION EXPIRES 01/03/2011



STATE OF Tennessee
COUNTY OF Davidson

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

Witness my hand and official seal, this the 2nd day of October, 2007.

Notary Public

My Commission Expires:

(SEAL) COMMISSION EXPIRES 01/03/2011



RETURN TO:
Commerce Title & Escrow, LLC
1812 Broadway
Nashville, TN 37203