THIS INSTRUMENT PREPARED BY:
Christyne Ferris
3655 N.W. 89th Terrace
Cooper City, FL 33024

Davidson County DEEDQC
Recvd: 02/04/08 15:00 2 pgs
Fees:12.00 Taxes:0.00
20080204-0011670

STATE OF Florida
COUNTY OF Broward
The actual consideration or value, whichever is greater, for the transfer, is $ - 0 –

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME,
THIS THE 24 DAY OF JANUARY, 2008.

Notary Public
My Commission Expires:
(AFFIX SEAL)

ELLEN HAYWOOD
MY COMMISSION # DD 382486
EXPIRES: January 23, 2009
Bonded Thru Notary Public Underwriters

FROM:
GEORGE BABBITT AND JOYCE BABBITT

TO:
GEORGE BABBITT AND DIANNE FERRIS

ADDRESSES OF NEW OWNERS:
George Babbitt
1803 Broadway #426
Nashville, TN 37203

Dianne Ferris
3655 N.W. 89th Terrace
Cooper City, FL 33024

SEND TAX BILLS TO:
George Babbitt
1803 Broadway #426
Nashville, TN 37203

MAP-PARCEL NO.:
092-16-0-D 426.00 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, **George Babbitt and Joyce Babbitt**, husband and wife, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto **George Babbitt and Dianne Ferris**, 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 land lying and being located in the 19th Councilmanic District of Nashville, Davidson County, Tennessee, being Unit 426 of The Bristol on Broadway, a condominium, being a portion of Lots Nos. 142 and 143 on the Plan of the Boyd Addition to Nashville recorded December 21, 1857, in Book 21, Page 39, in Register's Office for Davidson County, Tennessee, and being more particularly described according to ALTA/ACSM As-Built Survey prepared by Wamble & Associates, PLLC, dated October 4, 2002, updated on February 14, 2003. Together with all right, title and interest relating to said unit as prescribed and set forth in the Master Deed for The Bristol on Broadway, a condominium, recorded under number 20050517-0055639, said Master Deed and all recorded amendments and exhibits thereto being by this reference incorporated herein and made a part hereof. The interest herein conveyed includes, without limiting the generality of the foregoing, an undivided .51% interest in the Common Elements of the Bristol on Broadway Condominium.

Together with one parking stall #146.

Being the same property conveyed to George Babbitt and Joyce Babbitt, husband and wife, from Bristol on Broadway, L.P., a Tennessee Limited Partnership, by Warranty Deed recorded 9/15/05 under Instrument No. 20050915-0111129 in the office of the Davidson County Recorder.

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 1803 Broadway #426, Nashville, TN 37203.
___ Unimproved X Improved real property

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 24th day of January, 2008.

Grantors – George Babbitt and Joyce Babbitt

George Babbitt Joyce Babbitt

STATE OF Florida
COUNTY OF Broward

Before me, the undersigned, a Notary Public in and for the State and County aforesaid, George Babbitt personally appeared, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to within this instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on this instrument he executed the instrument.

Witness my hand and official seal at Cooper City FL this 24 day of January, 2008.

My commission expires: 11/4/10

Notary Public

YVONNE SALAZAR
Comm# DD0583737
Expires 11/4/2010
Florida Notary Assn., Inc