Davidson County DEEDQC
Recvd: 08/20/08 16:02 2 pgs
Fees:12.00 Taxes:0.00
20080820-0085742

This Instrument Prepared By:
Kristen B. Amonette
Dodson, Parker & Behm, P.C.
306 Gay Street, Suite 400
Nashville, TN 37201

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP PARCEL NO.
Christopher J. Hyde 4008 Pine Orchard Place Antioch, Tennessee 37013	Same	164-10-A-60

FOR AND IN CONSIDERATION of the sum of Ten and No/100 ($10.00) Dollars, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, **MARY ANN HYDE** (hereinafter "Grantor"), does hereby assign, transfer, convey and quitclaim unto **CHRISTOPHER J. HYDE** (hereinafter "Grantee") any and all interest she has in certain real estate located in Davidson County, Tennessee, which is described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 208, on the Plan of Village Two, Summerfield, as shown by plat appearing of record in Instrument No. 20000929-0096421, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Southern Home Builders, LLC by Warranty Deed dated October 3, 2003 of record in Instrument No. 20031009-0150161, Register's Office for Davidson County, Tennessee.

This conveyance is subject to the following:
Restrictive Covenants of record in Book 11588, Page 484 and amended in Book 11669, Page 376, Instrument No. 20010308-0021946, Instrument No. 20010504-0046260 and in Instrument No. 20030527-0071168; By-Laws or record in Book 11648, Page 662 and amended in Instrument No. 20010504-0046261; Right-of-Way of record in Book 1141, page 327; Charter of record in Book 11648, Page 660 and amended in Instrument No. 20010326-0028531; Easements of record in Instrument No. 20000113-0004777, Instrument No. 20000809-0079074, Instrument No. 20000824-0083643, Instrument No. 20000913-0091247, Instrument No. 20000913-0091248 and in Instrument No. 20000913-0091249; Open Space Conveyance or record in Instrument No. 20010514-0049520, any and all matters shown on plat of record in Instrument No. 20000929-0096421; and any and all matters of record; all in the Register's Office for Davidson County, Tennessee.

BEING part of the same property conveyed to CHRISTOPHER J. HYDE, MARRIED, by Warranty Deed of record in Instrument No. 20040225-0021282, Register's Office for Davidson County, Tennessee from Southern Home Builders, LLC.

The foregoing conveyance is subject to all encumbrances, easements, restrictive covenants and other matters of public record as may affect the above described property.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

This conveyance is exempt from the recordation tax pursuant to Tennessee Code Annotated § 67-4-409(a)(34)(E).

HEATHER MARTIN NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires July 24, 2010

SUBSCRIBED AND SWORN TO before me this 20th day of August, ~~2007.~~ 2008

My Commission Expires: 7-24-10

NOTARY PUBLIC

This is improved property located at 4008 Pine Orchard Place, Antioch, Tennessee, 37013.

THE PREPARER OF THIS DEED MAKES NO REPRESENTATION AS TO THE DESCRIPTION OF OR STATUS OF TITLE TO THE PROPERTY DESCRIBED HEREIN. THIS DEED HAS BEEN PREPARED SOLELY FROM INFORMATION FURNISHED TO THE PREPARER, WHO MAKES NO REPRESENTATION WHATSOEVER OTHER THAN IT HAS BEEN ACCURATELY TRANSCRIBED FROM THE INFORMATION PROVIDED.

WITNESS my hand this the 26th day of November, 2007.

MARY ANN HYDE

STATE OF DAVIDSON
COUNTY OF TENNESSEE

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **MARY ANN HYDE**, the within named Grantor, with whom I am personally acquainted (or who was identified to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 26th day of November, 2007.

STACEY JOHNSTON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

NOTARY PUBLIC

My Commission Expires: ~~MY COMMISSION EXPIRES:~~ May 24, 2008