BOX 10-A

BILL GARRETT, Davidson County
Trans:T20090074745 DEEDQC
Recvd: 11/03/09 10:11 2 pgs
Fees:12.00 Taxes:0.00
20091103-0101338

RETURN TO:
PREMIER ESCROW, LLC
4301 HILLSBORO ROAD, STE 300
NASHVILLE, TN 37215

THIS INSTRUMENT PREPARED BY:
Amy Adams Gowan
Premier Escrow, LLC
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215
(615) 269-6626

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $None.

AFFIANT

Subscribed and sworn to before me, this 28th day of October, 2009.

Notary Public 10.21.13 Exp.

CHRISTINE LAND NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

Address New Owners As Follows:
Clifford M. Lippard
207 3rd Avenue North, #301
Nashville, TN 37201

Send Tax Bills To:
New Owner

Map-Parcel Number:
93-2-3D-3

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **ADRIENNE LYNNE LIPPARD, UNMARRIED,** ("Grantors"), for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and for good and valuable consideration, the receipt of which is hereby acknowledged, hereby releases, remises, quitclaims and gives unto **CLIFFORD M. LIPPARD, UNMARRIED,** ("Grantee"), all right, title and interest of the Grantor in and to certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

A certain Condominium Unit in Davidson County, Tennessee, being Unit No. 301 in a Horizontal Property Regime as shown on the condominium site plat of the 207 Third Avenue North Condominiums, as shown on Exhibit "B" of the Master Deed for The Phoenix Loft of record in Instrument No. 20040701-0078141, and as amended by Amended and Restated to Master Deed for The Phoenix Loft in Instrument No. 20050907-0107157, Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Together with each and all of the rights, privileges, and appurtenances thereunto belonging, as set forth in the Master Deed Plan and Administrative By-Laws, including without limitation such unit's undivided percentage interest in the land and general common elements.

Being the same property conveyed to Clifford M. Lippard and wife, Adrienne Lynne Lippard by deed from The Phoenix Loft, LLC, dated September 19, 2005, of record 07/01/2004 in Instrument No. 20050920-0112989, Register's Office of Davidson County, Tennessee.

The subject property is quitclaimed subject to such limitations, restrictions and encumbrances as may affect the premises.

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WITNESS my hand this 28th day of October, 2009.

ADRIENNE LYNNE LIPPARD

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **ADRIENNE LYNNE LIPPARD**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this 28th day of October, 2009.

Notary Public

AMY ADAMS GOWAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires NOV. 22, 2010

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