QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY Rick Piliponis, Music City Title & Escrow, LLC, 116 Third Avenue South, Nashville, TN 37201 (615) 353-0930		
ADDRESS OF NEW OWNER(S) AS FOLLOWS: **Sharon D. Terry** **1857 Annalee Drive** **Antioch, Tennessee 37013**	SEND TAX BILLS TO: Same	MAP-PARCEL NUMBERS: **174110A05100CO**

FOR AND IN CONSIDERATION of the sum of ONE AND 00/100 ($1.00) DOLLAR, Cash in Hand paid by the hereinafter named GRANTEES and other good and valuable consideration, the receipt of which is acknowledged,

ANDREW J. TERRY

HEREINAFTER called the GRANTORS, have bargained and sold, and by these presents does transfer and convey unto

SHARON D. TERRY

HEREINAFTER called the GRANTEES, his heirs and assigns, a certain tract or parcel of land in **Davidson**, State of Tennessee, described as follows, to-wit:

BEING Lot No. 150 on the Subdivision Plat of Cane Ridge Farms, Section One, Phase Two, of record in Instrument No. 20010404-00327808, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

BEING the same property conveyed to Andrew J. Terry and Sharon D. Terry, husband and wife, by warranty deed from NVR, Inc., T/A Ryan Homes of record in Instrument No. 20011107-0122489 in the Register's Office for Davidson County, Tennessee. Andrew Terry and Sharon Terry having since divorced as evidenced by the recorded Final Decree of record in Instrument No. 20090225-0016582, said Register's Office.

This property is subject to Declaration of Covenants, Conditions, and Restrictions for Cane Ridge Farms of record in Instrument No. 20000905-0087103, First Amendment in Instrument No. 20001204-0119093, Second Amendment in Instrument No. 20010815-0088370, all matters as set out on the plan of record in Instrument No. 20010404-0032708, Charter of Can Ridge Farms Homeowners Association of record in Instrument No. 20010815-0088360, By-Laws of Cane Ridge Farms Homeowners Association in Instrument No. 20000905-0087103, Conveyance of Common Areas from Cane Ridge Farms, LLC to Cane Ridge Farms Homeowners Association in Instrument No. 20010815-0088361, easement for Transmission Lines of record in Book 4428, Page 565, easement for utilities of record in Book 5078, Page 476, rights of others in and to the common areas and elements of Cane Ridge Farms and subject to a lien for special assessments as contained in the Restrictions for Cane Ridge Farms, all of record in the Register's Office for Davidson County, Tennessee.

Andrew Terry executes this deed to convey any and all marital interest he possesses in the property.

This is improved property known as 1857 Annalee Drive, Antioch, Tennessee 37013.

WITNESS MY HAND this the 12 day of Jan., 2010.

ANDREW J. TERRY

BILL GARRETT, Davidson County
Trans: T20100003264 DEEDQC
Recvd: 01/19/10 08:56 2 pgs
Fees: 12.00 Taxes: 0.00

20100119-0004104

STATE OF ~~TENNESSEE~~ Texas
COUNTY OF Jefferson

I, a Notary Public of the State and County aforesaid, certify that the within named bargainor, **Andrew J. Terry,** with whom I am personally acquainted or who was proved on the basis of satisfactory evidence to me to be the person described in and who executed the foregoing instrument personally appeared before me and acknowledged under oath that he executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND NOTARIAL SEAL at office in the State and County aforesaid, this the 12th day of January 2010.

LYNSIE R. FONTENOT
Notary Public, State of Texas
My Commission Expires
June 13, 2013

Lynsie R Fontenot
NOTARY PUBLIC
My Commission Expires: June 13, 2013

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or the value of the property transferred, whichever is greater, is $-0-.

Tara Hawley
AFFIANT

Sworn to and subscribed to before me this 12th day of January 2010.

KIMBERLY WOOD
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 22, 2010

Kimberly Wood
NOTARY PUBLIC
My Commission Expires 11/22/2010