This Document Prepared By:
New England Title
841 Main Street
Tewksbury, MA 01876

BILL GARRETT, Davidson County
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Recvd: 06/02/10 10:59 3 pgs
Fees:17.00 Taxes:0.00
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US Recordings, Inc.
2925 Country Drive
St. Paul, MN 55117

746527
Record 1st

QUITCLAIM DEED

(1)

Tax ID #: 171030B13400CO

55/5299/-746527

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, I, CARLOS RUIZ, TRUSTEE OF THE CPR REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 15, 2006, hereinafter referred to as Grantor,

do hereby quitclaim and convey unto Carlos Ruiz, a married man, hereinafter referred to as Grantee, his heirs and assigns, all of my right, title and interest in and to a certain tract or parcel of land located in Davidson County, Tennessee and described as follows:

Tax Id Number(s): 171030B13400CO

Land Situated in the County of Davidson in the State of TN

Certain property in Davidson County, TN, described as Unit No. 50 of Townhomes of Fredericksburg, a Horizontal Property Regime located on Old Hickory Blvd., in Brentwood, TN, together with Easements as shown on the plat of Revision One, a Horizontal Property Regime (Private Element), Phase One, Section Three, Townhomes of Fredericksburg, recorded in Plat Book 9700, page 534, said Register's Office, and

described in a Declaration of Covenants, Conditions and Restrictions as recorded in Book 10126, page 430 as amended in Book 10224, page 683, Book 10294, page 850 and Book 10293, page 11, said Register's Office, to which reference is hereby made.

The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of Townhomes of Fredericksburg, contained in the Declaration of Covenants, Conditions and Restrictions recorded in Book 10126, page 430 as amended in Book 10224, page 683, Book 10294, page 850 and Book 10293, page 11, said Register's Office, and By-Laws recorded in Book 10126, page 489 and Book 10275, page 959, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.

Being the same property conveyed to CARLOS RUIZ, TRUSTEE OF THE CPR REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 15, 2006, by deed dated 12/15/2006 of record in Deed Instrument/Case No. 20061220-0156759, in the County Clerk's Office.

Commonly known as: 641 Old Hickory Boulevard , Brentwood, TN 37027

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

Address New Owner(s): 641 Old Hickory Boulevard , Brentwood, TN 37027

Name and Address for persons responsible for taxes: Carlos Ruiz, 641 Old Hickory Boulevard , Brentwood, TN 37027

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 17 day of MAY, 2010.

C. Ruiz, Trustee of The CPR Revocable Living Trust

CARLOS RUIZ, TRUSTEE OF THE CPR REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 15, 2006

Agreement Dated December 15, 2006

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ 10.00.

Carlos Ruiz, Trustee of the CPR Revocable Living Trust Agreement Dated December 15, 2006, Affiant

CARLOS RUIZ, TRUSTEE OF THE CPR REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 15, 2006, AFFIANT

Subscribed and sworn to before me, this 17 day of MAY, 2010.

Susan M. Jones

NOTARY PUBLIC Susan M Jones

My Commission Expires: MARCH 31, 2013

SUSAN M. JONES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, SUSAN M. JONES, a Notary Public in and for said state and county CARLOS RUIZ, TRUSTEE OF THE CPR REVOCABLE LIVING TRUST AGREEMENT DATED DECEMBER 15, 2006, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained

WITNESS my hand and seal at office this 17 day of MAY, 2010.

Susan M. Jones

NOTARY PUBLIC Susan M Jones

My Commission Expires: MARCH 31, 2013

SUSAN M. JONES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

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