Davidson County	DEEDQC
Recvd: 07/21/10 15:23	3 pgs
Fees:17.00 Taxes:0.00	
20100721-0057139	

Prepared By:
Southeast Title of Tennessee, Inc.
214 Centerview Drive, Suite 101
Brentwood, TN 37027
File # 2010216

QUIT CLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

SAF PROPERTIES, A TENNESSEE GENERAL PARTNERSHIP

HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER, CONVEY AND QUIT CLAIM UNTO,

LAKE FOREST HOMES, INC.

HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH AL TENEMENTS, HEREDITAMENTS AND APPURTTENANCES THERETO LOCATED IN **Davidson** COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land in Davidson County, Tennessee, being Lot No. 31, on the plan of Phase Two, Sunset Hills, of record in Instrument No. 20100222-0013295, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being a portion of the same property conveyed to SAF Properties, a Tennessee General Partnership, by deed from Charles R. Dornan and wife, Martha J. Dornan, of record in Instrument No. 20030523-0070966, dated 05/15/2003, Register's Office for Davidson County, Tennessee. Also being a portion of the same property conveyed to SAF Properties, a Tennessee Partnership, by deed from James W. Clark, of record in Instrument No. 20050209-0015271, dated 02/08/2005, said Register's Office.

Subject to all matters of record in Instrument Number 20100222-0013295, Register's Office for Davidson Countyt, Tennessee.

Subject to restrictive covenants found of record in Book 5894, page 186; Book 5388, page 713; and Instrument Number 20070605-0067129, Register's Office for Davidson County, Tennessee.

Subject to deed conveying open space to Sunset Hills HOA of record in Instrument Number 20100225-014274, Register's Office for Davidson County, Tennessee.

Subject to agreements/easements of record in Instrument Numbers 20070710-0082048; 20080805-0080303; and 20060406-0039475, Register's Office for Davidson County, Tennessee.

Subject to any and all easements, restrictions, and/or zoning regulations, of the appropriate governmental body affecting the above described property.

WITNESS MY HAND(S) AND SEAL THIS 15th Day of July, 2010.

SAF Properties, a Tennessee General Partnership
By: Fred Yazdian, General Partner

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said State and County aforesaid, **Fred Yazdian**, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and that he/she executed the within instrument for the purposes therein contained, and who further acknowledged that he/she is the **General Partner** of **SAF Properties, a Tennessee General Partnership** is authorized by **SAF Properties, a Tennessee General Partnerhsip** , to execute this instrument of behalf of the **SAF Properties, a Tennessee General Partnership**.

Witness my hand and official seal, this 15th day of July, 2010.

My commission expires: 1-6-14

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of new owner:
Lake Forest Homes, Inc.
P.O. Box 126
Lavergne, TN 37086

Send tax bills to:
New Owner

This is improved property known as: 272 Sundown Drive, Cane Ridge, TN 37013

CURRENT MAP & PARCEL NUMBER(S) **Map 182-1-A Parcel 120**

STATE OF Tennessee
COUNTY OF Davidson

The actual consideration or value whichever is greater for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this the 15th day of July, 2010.

My commission Expires:
June 20, 2011

Notary Public

MICHELLE LEE REYNOLDS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, do hereby make oath that I am the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Custodian

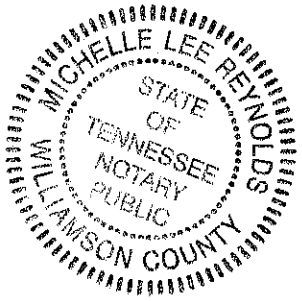
Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Michelle Lee Reynolds, a notary public for this county and state, Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: June 20, 2011