BILL GARRETT, Davidson County 246
Trans:T20100060384 DEEDQC
Recvd: 09/24/10 13:47 3 pgs
Fees:17.00 Taxes:0.00
20100924-0076285

{ ADDRESS NEW OWNER:	{ SEND TAX BILL TO:	}MAP-PARCEL NOS}
{	{	}
{Martha B. Phipps	{ Same	} Map 127-16-O-A }
{4106 Forsythe Place	{	} Parcel 002.00 CO }
{Nashville, TN 37205	{	}
{	{	}
{	{	}

{This instrument prepared by: Robert J. Notestine III, Attorney, 109 Kenner Avenue }
{Suite 201, Nashville, Tennessee 37205, This instrument was prepared from information }
{furnished by the parties hereto and was prepared without the benefit of a title examination}

QUITCLAIM DEED

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, by the hereinafter named grantee and other good and valuable considered, the receipt and sufficiency of which is hereby acknowledged the undersigned, Forsythe Place, LLC, a Tennessee Limited Liability Company, hereinafter called the Grantor, by these presents do hereby Quitclaim, grant, and convey all its right, title and interest unto Martha B. Phipps, hereinafter called the Grantees, her heirs and assigns, in a certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to wit:

> Land in Davidson County, Tennessee, being Unit No. 5-B on the Plan of Harpeth Valley Office Park Condominiums, a Horizontal Property Regime, created under Title 66, Section 27-101, et seq. as amended Tennessee Code Annotated, and as established by a Master Deed and By Laws, of record in Instrument 200003240029968, and by Supplement and Amendment to the Master Deed of record in Instrument 200007100067784, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the Common Elements appurtenant to said unit as set forth in said Master Deed. Reference is hereby made to the plat of Harpeth Valley Office Park Condominiums, as shown on Exhibit "A" to the Supplement and Amendment to the Master Deed, of record as aforementioned, said Register's Office, for a more complete identification and description of such unit.
>
> Being the same property conveyed to Forsythe Place, LLC, Substitute Trustee of record in Instrument No.20030224-0024230, Register's Office for Davidson County,

Tennessee.

This is improved property commonly described at 919 Harpeth Valley Plaza, Nashville, Tennessee 37221.

(STATE OF TENNESSEE)
(COUNTY OF DAVIDSON)
(
(The actual consideration or value, whichever is greater
(for this transfer is $0.00.
(
(
(
(Subscribed and sworn to before me
(this 30th day of August, 2010.
(
(
(
(My Commission Expires:_____

JORETTA Z. HOLMES
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Notary Public

My Commission Expires:
September 3, 2012

Witness my hand this 30+1 day of August, 2010.

FORSYTHE PLACE, LLC

By_____
John S. Phipps, Jr.
Managing Member

STATE OF TENNESSEE}
COUNTY OF DAVIDSON}

Before me, Joretta Z Holmes of the state and county mentioned, personally appeared John S. Phipps, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the managing member of the Forsythe Place, LLC and as such Managing member acknowledged that he is authorized to execute the foregoing instrument on behalf of the Forsythe Place, LLC the within named bargainor, a limited liability company, and that he as such Managing Member, executed the foregoing instrument for the purpose therein contained, by signing the name of the Limited Liaiblity Company by himself as Managing Member.

Witness my hand and seal, at office in Davidson Co this 30th day of August, 2010.

Joretta Z Holmes
Notary Public

My Commission Expires:
September 3, 2012

My Commission Expires:_____

JORETTA Z. HOLMES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY