BILL GARRETT, Davidson County
Trans:T20110026666 DEEDQC
Recvd: 05/05/11 09:34 2 pgs
Fees:17.00 Taxes:0.00
20110505-0034516

G#21264-2
MAP 118-04-0-B
PARCEL 102.00co

BOX #14A

FROM | **TO**

Nathan Daniel Towne, married | John T. Cook, Trustee

AND

FROM | **TO**

John T. Cook, Trustee | Nathan Daniel Towne and wife, Sara Towne

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ N-O-N-E .

Affiant

Subscribed and sworn to before me this the 4th day of May, 2011.

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 10-21-12

Notary Public

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C., 2927 Berry Hill Drive, Nashville, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Nathan Daniel Towne and Sara Towne	First Tennessee Home Loans, a Division of First Tennessee Bank, N.A.
(Name)	(Name)
553 Rosedale Avenue, #102	P. O. Box 809
(Street Address)	(Street Address)
Nashville, TN 37211	Memphis, TN 38101
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of love and affection (and no monetary consideration) and for the express purpose of revising the legal description and making a re-conveyance to create a tenancy by the entirety in **Nathan Daniel Towne and wife, Sara Towne**, I, **Nathan Daniel Towne, married**, by these presents do hereby quitclaim and convey unto **John T. Cook, Trustee**, his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

LAND in Davidson County, Tennessee, being Unit No. 102 on the Plan of The Row at Berry Hill Townhomes, a Horizontal Property Regime with Private Elements, created under Title 67, Section 27-101, et seq., as amended, Tennessee Code Annotated, as established by Declaration of Covenants, Conditions and Restrictions of The Row at Berry Hill Townhomes, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20071120-0135916, Register's Office for Davidson County, Tennessee, including without limitation the By-Laws appended thereto, said Register's Office, together with the undivided percentage interest in the Common Elements appurtenant to said Unit, as set forth in said Declaration of Covenants. Reference is hereby made to the plan of The Row at Berry Hill Townhomes, for placement of Units, as shown on Exhibit "C" to the

Declaration of Covenants of record in Instrument No. 20071120-0135916, said Register's Office, for a more complete identification and description of said unit.

BEING the same property conveyed to Nathan Daniel Towne, an unmarried man, by Warranty Deed dated March 28th, 2008, from Craighead Development, LLC, a Tennessee limited liability company, of record in Instrument No. 20080401-0032319, Register's Office for Davidson County, Tennessee. The said Nathan Daniel Towne having since married.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

THIS is improved property, known as: 553 Rosedale Avenue, #102, Nashville, Tennessee 37211 .

AND NOW, I, the said **John T. Cook, Trustee** , for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Nathan Daniel Towne and wife, Sara Towne**, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this the 4th day of May, 2011.

Nathan Daniel Towne

John T. Cook, Trustee

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **Nathan Daniel Towne,** the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of May, 2011.

My Commission Expires: 10-21-12

Notary Public

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **John T. Cook, Trustee**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of May, 2011.

My Commission Expires: 10-21-12

Notary Public

KATHY HAND STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

KG:/TOWNE ET UX.QCD