QUITCLAIM DEED

THIS INSTRUMENT PREPARED BY:

John I. Harris
Schulman, LeRoy & Bennett PC
501 Union Street, 7th Floor
PO Box 190676
Nashville, Tennessee 37219

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or value, whichever is greater for this transfer is
$ -0- conveyed pursuant spousal gift.

Subscribed and sworn to before me on the 16th day of August 2011

Notary Public My Commission Expires: 4/3/12

DIANE D. SANDERS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY MY COMMISSION EXPIRES APRIL 3, 2012

Address of New Owner:	Send Tax Bills To:	Map-Parcel Numbers
Robert Draper Anderson Dana England Anderson 1886 Old Natchez Trace Franklin, Tennessee 37069	Same	095 02 0A 107.00

FOR AND IN CONSIDERATION OF $0 and no monetary consideration and for the express purpose of making a reconveyance to **Robert Draper Anderson, and wife, Dana England Anderson, as joint tenants with rights of survivorship,** Robert Draper Anderson, does hereby quitclaim and convey unto **John I. Harris, III, Trustee**, his successors and assigns, the following tract of land:

Land in Davidson County, Tennessee, being Unit No. 7, on the Plan of Cottage Place Condominiums, of record in Book 6520, pages 816-823, Register's Office for Davidson County, Tennessee, together with an undivided interest in the common elements, all as described in the Master Deed, Declaration of Covenants, Conditions and Restrictions, of record in Book 6520, page 745, said Register's Office, as amended by Amendment to Master Deed, Declaration of Covenants, Conditions and, Restrictions, of record on Book 6569, page 212, said Register's office, and by Second Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 722, said Register's Office.

Being the same property conveyed to Robert Draper Anderson by deed from A. Harrison Johnson, Trustee for Allied Partners, on January 29, 1986, appearing of record at Book 6773, Page 71, in the Register's Office for said County.

Grantees agree to be bound by the terms, covenants, and restrictions set forth in the Master Deed, Declaration of Covenants, Conditions and Restrictions, of record in Book 6520, page 745, said Register's Office, as amended by Amendment to Master Deed, Declaration of Covenants, Conditions and, Restrictions, of record on Book 6569, page 212, said Register's office, and by Second Amendment to Master Deed, Declaration of Covenants, Conditions and Restrictions of record in Book 6636, Page 722, said Register's Office.

Further, this conveyance is subject to:

BILL GARRETT, Davidson County
Trans:T20110052222 DEEDQC
Recvd: 08/24/11 11:35 3 pgs
Fees:22.00 Taxes:0.00
20110824-0065532

1. The terms and conditions of the Horizontal Property Act of Tennessee, the above Master Deed and By-laws, the above Condominium Plant and any amendments thereto.

2. Easement for water main running along the Lebanon Pike, granted Bransford Realty Company of record in Book, 722, page 268, and book 722, page 324, said Register's office.

3. Easement contained in Deed of record in Book 5256, page 398, said Register's office.

4. A 10 foot private sanitary sewer line easement running across a portion of the southwest corner of said property.

5. Terms and provisions of the By-laws of Cottage Place Homeowners' Association, appearing of record in Book 6520, page 793, Register's office.

6. Matters shown on plan of record in Book 6520, pages 816-818, Register's office.

The description is the same as used in the previous deed of record. The restrictions are the same as used in the previous deed.

This is improved property known as ~~126~~ 107 Cottage Place, Unit No. 7, Nashville, Davidson County, Tennessee.

And now, I, the said **John I. Harris, III, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, remise, release and forever quitclaim unto **Robert Draper Anderson and Wife, Dana England Anderson, as Joint Tenants with Rights of Survivorship**, their heirs and assigns, the same property hereinabove described and set forth, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

Dated August 16, 2011.

Robert Draper Anderson

Robert Draper Anderson

John I. Harris, III, Trustee

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public, Robert Draper Anderson, with whom I am personally acquainted, and who acknowledged that such person executed the within instrument for the purposes therein contained,.

WITNESS my hand at office, on this the 16th day August, 2011.

Notary Public

DIANE D. SANDERS
STATE OF
NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES
APRIL 3, [illegible]

Commission Expires: 4/3/12

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, **John I. Harris, III, Trustee,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that the foregoing instrument was executed for the purposes contained therein.

WITNESS my hand at office, on this the 16th day August, 2011.

Notary Public
Commission Expires: 4/3/12

DIANE D. SANDERS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES APRIL 3, 2012