THIS INSTRUMENT PREPARED BY:
Timothy L. Takacs, Attorney
201 Walton Ferry Road
P.O. Box 364
Hendersonville, TN 37077-0364

From information furnished by the parties.

Address New Owner(s)	Send Tax Bills To	Map & Parcel Id.
Ann Marie McFarland 6505 Lampe Court Hermitage, TN 37076	Same	098 05 0B 019.00

Quitclaim Deed

Cecil L. McFarland, Grantor, quitclaims to wife, Ann M. McFarland, Grantee, all of his right, title and interest in and to the described real estate, located in Davidson County, Tennessee, and more particularly described as follows:

BEING only Lot No. 19, first revision, final plat of Baypointe Subdivision, Phase I, recorded in Instrument No. 20000621-0061773, of the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Cecil L. McFarland and wife, Ann M. McFarland, by deed from James V. Tedesco and wife, Jennifer J. Tedesco of record in Instrument 20061024-0131634, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to the following:

1. Property is subject to all matters affecting said premises as contained in Plat Instrument 20000621-0061773, Register's Office for Davidson County, Tennessee.
2. Property is subject to Baypointe Subdivision, Phase I, Planned Unit Development, of record in Instrument 2000621-0061773, Register's Office for Davidson County, Tennessee and the By-Laws appended thereto, including liens for assessments as provided therein, easements and restrictions as contained therein.
3. Property is subject to Restrictive Covenants contained in Instrument 20000510-0047337, and amended in Instrument 20000720-0071748, Register's Office for Davidson County, Tennessee.
4. Property is subject to an easement for sanitary/storm granted to Metro Government of record in Book 10316, Page 619, Register's Office for Davidson County, Tennessee.
5. Property is subject to an easement for common/open areas granted to Baypointe H.O. A. of record in Instrument 20020805-0093528, Register's Office for Davidson County, Tennessee.
6. Any and all restrictions, conditions, and easements of record.

This is improved property known as: 6505 Lampe Court, Hermitage, Tennessee 37076.

Signed on May 7, 2012

Cecil L. McFarland, Grantor

BILL GARRETT, Davidson County
Trans: T20120034064 DEEDQC
Recvd: 05/09/12 08:25 2 pgs
Fees: 12.00 Taxes: 0.00
20120509-0039959

State of Tennessee
County of Davidson

On May 7, 2012, personally appeared before me, Cecil L. McFarland, with whom I am personally acquainted or who proved to me on satisfactory evidence, to be the person who executed the foregoing instrument, and who acknowledged that he executed it as his free act and deed.

Debra Y. King
Notary Public

My commission expires: July 30, 2014



State of Tennessee
County of Davidson

The actual consideration or value whichever is greater, for this transfer is $ 0. Subscribed and sworn to before me on May 7, 2012.

Ann Marie McFarland
Ann Marie McFarland, Affiant

Debra Y. King
Notary Public
My commission expires: July 30, 2014

