BILL GARRETT, Davidson County
Trans:T20120035091 DEEDQC
Recvd: 05/11/12 16:17 3 pgs
Fees:17.00 Taxes:0.00
20120511-0041157

QUITCLAIM DEED

FROM: Timothy Eugene Anderson

TO: Grace Hastings Anderson

This Instrument was Prepared by:
Cathy Carpenter Speers
Stites & Harbison PLLC
401 Commerce Street, Suite 800
Nashville, Tennessee 37219

Address of New Owner(s):	Send Tax Bills To:	Map-Parcel Numbers:
Grace Hastings Anderson 2070 Traemoor Village Drive Nashville, TN 37209	F&M Bank 10 Cadillac Way, Suite 100 Brentwood, TN 37027	114-07-O-A 076.00CO

AFFIDAVIT

STATE OF Tennessee)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled **Grace Hastings Anderson v. Timothy Eugene Anderson, Civil Action No. 11D-218, Circuit Court for Davidson County, Tennessee** and that there was no other consideration given for the transfer.

Grace Hastings Anderson, Affiant

Sworn to and subscribed before me, this the 11 day of May, 2012.

Notary Public

My Commission Expires: 1/6/15

Cathy Carpenter Speers
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES: January 6, 2015

This is a transaction exempt from tax pursuant to T.C.A. Sec. 67-4-409(E) and is executed in accordance with the terms and conditions of the Marital Dissolution Agreement

executed in that certain case styled **Grace Hastings Anderson v. Timothy Eugene Anderson, Civil Action No. 11D-218, Circuit Court for Davidson County, Tennessee**. Accordingly, **Timothy Eugene Anderson** does hereby quitclaim unto the said **Grace Hastings Anderson**, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Certain property in Davidson County, TN, described as Unit No. 76 of The Townhomes of Traemoor Village, a Horizontal Property Regime located in Nashville, TN, together with Easements as shown on Exhibit Plat to the Declaration of Covenants, Conditions and Restrictions of The Townhomes of Traemoor Village, recorded in Instrument No. 20070323-0035561 as amended in Instrument No. 200803180027145 and Instrument No. 20080808-0081934, said Register's Office, and described in a Declaration of Covenants, Conditions & Restrictions records in Instrument No. 20070323-0035561 as amended in Instrument No. 20080318-0027145 and Instrument No. 20080808-0081934, said Register's Office, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon and relating to the apartments, property, co-owners and tenants of The Townhomes of Traemoor Village, contained in the Declaration of Covenants, Conditions & Restrictions recorded in Instrument No. 20070323-0035561 as amended in Instrument No. 20080318-0027145 and Instrument No. 20080808-0081934, said Register's Office, and By-Laws appended thereto, said Register's Office, are incorporated herein and made a part hereof the same as though copied herein.
>
> Being part of the property conveyed to Grace Hastings Anderson and spouse, Timothy Eugene Anderson, by Warranty Deed from Beazer Homes Corp., a Tennessee corporation.

Witness my hand this 3rd day of May, 2012.

Timothy Eugene Anderson

Timothy Eugene Anderson

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, Melissa Tiller, a Notary Public of said County and State, **Timothy Eugene Anderson**, whose identity was proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Southeast Financial Credit Union, Nashville, TN, this 3rd day of May, 2012.

Melissa Tiller
NOTARY PUBLIC

MELISSA TILLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: Sept. 9, 2014