This Instrument Prepared From Information Furnished by the Parties by:
SUE HAMILTON, ATTORNEY
P. O. Box 92483 Nashville, TN 37209

MAP- PARCEL NUMBER(s) 128120A14300CO

SEND TAX BILLS TO:

Franklin American Mortgage Company
P.O. Box 77404
Ewing, NJ 08628
L# 0048116347

NAME AND ADDRESS OF NEW OWNER

Sue Hamilton
320 Old Hickory Blvd., Unit 1802
Nashville, Tennessee 37221

STATE OF TENNESEE)
ss.:
COUNTY OF DAVIDSON)

BILL GARRETT, Davidson County
Trans:T20130008300 DEEDQC
Recvd: 01/30/13 15:35 3 pgs
Fees:17.00 Taxes:0.00
20130130-0009809

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of the sum of TEN AND NO/100 ($10.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration;

I, the undersigned, **ROBERT J. BOLEN**, married (Grantor), hereby quitclaim unto **SUE HAMILTON**, unmarried (Grantee), and Grantee's successors and assigns all of Grantor's interest in a certain tracts or parcels of land located in Davidson County, Tennessee, to wit:

BEING Land in Davidson County, Tennessee being Unit No. 143, Building No. 18 on the plan of Eagle Ridge at the Reserve, Section 3, Phase 1B, of record in Exhibit "A" Condominiums, a horizontal property regime, created under Title 66, Section 27-101, et seq., as amended in Tennessee Code Annotated, and as established by a Master Deed and by-laws, of record in Instrument No. 20011011-0110875, as supplemented and amended by supplement and amendment No. 17, to the Master Deed of Eagle Ridge at the Reserve, of record in Instrument No. 20030108-0003690, 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 Eagle Ridge at the Reserve Condominiums as shown on exhibit "A" to the Master Deed, of record as aforementioned, said Register's Office, for more complete identification and description of such unit.

Being the same property conveyed to Sue Hamilton, unmarried and Robert J. Bolen, married, by Warranty Deed from Patrick McDill, married, recorded on the 1st day of

November, 2012 in Instrument No. 20121101-0100284, in the Register's Office of Davidson, County, Tennessee.

Lauren Vanhook joined in that conveyance for the express purpose of relinquishing all of her right, title and interest to said property, marital or otherwise.

SUBJECT to (1) Property taxes for the year 2013, a lien not yet due and payable. Said taxes have been prorated between the parties as of the 30th of October, 2012, with the GRANTEE paying her prorated share thereof to PRIOR GRANTOR, Patrick McDill, married, who will be responsible for payment of said taxes. (2) all applicable zoning ordinances (3) utility, sewer, drainage and other easements of record, (4) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations, and easements of record, (5) building restrictions, and (6) other matters of public record.

IN WITNESS WHEREOF, I have hereunto set my signature, this 15th day of January, 2013.

Robert J. Bolen
ROBERT J. BOLEN

STATE OF TENNESSEE)
ss.:
COUNTY OF KNOX)

Personally appeared before me, the undersigned authority, a Notary Public in and for said county and state, the within named **ROBERT J. BOLEN**, the bargainer, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence and who acknowledged that he executed the foregoing (QUITCLAIM DEED) instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL at office in Tennessee this 15th day of January, 2013.

ROBERT L. COX STATE OF TENNESSEE NOTARY PUBLIC KNOX COUNTY

Robert L. Cox
Notary Public

My commission expires: 3-16-2016

AFFIDAVIT

I hereby swear or affirm that the actual consideration given for this transfer is $10.00 dollars (ten dollars).

Robert J. Bolen

Robert J. Bolen, Affiant

Sworn to and subscribed before me this 15th day of January, 2013.

Robert G. Cox

Notary Public

My commission expires: 3-16-2016

ROBERT GARY COX
STATE OF TENNESSEE NOTARY PUBLIC
KNOX COUNTY