BILL GARRETT, Davidson County
Trans:T20130033249 DEEDQC
Recvd: 04/23/13 13:30 3 pgs
Fees:17.00 Taxes:0.00
20130423-0040290

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

THIS INSTRUMENT PREPARED BY:
Debbie Lang
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

QUIT CLAIM DEED

78598495 pcl 1st

New Owner(s) Address and mail tax statements to:
Dorea D. Fitzgerald & Erisson D. Fitzgerald
5863 Monroe Crossing
Antioch, TN 37013

Tax ID: 163-16A/32.00CO
Order #: 30970

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, DOREA D. FITZGERALD f/k/a DOREA JOHNSON, a married woman who acquired title as single, herein joined by her spouse ERISSON D. FITZGERALD, as Grantors, and DOREA D. FITZGERALD and ERISSON D. FITZGERALD, wife and husband, as Grantees, hereby convey all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

BEING UNIT NO. 132 ON THE PLAN OF PHASE ONE, PROVINCETOWN, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN INSTRUMENT NO. 20031119-0618785 - EXHIBIT "A-1", REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

BEING PART OF THE SAME PROPERTY CONVEYED TO CENTEX HOMES, A NEVADA GENERAL PARTNERSHIP BY DEED FROM TIARA DEVELOPMENT LLC, A TENNESSEE LIMITED LIABILITY COMPANY OF RECORD IN INSTRUMENT NO. 20030523-0070692 AND RE-RECORDED IN INSTRUMENT NO. 20030611-0080629, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Parcel Id: 163-16A/32.00CO

Commonly known as 5863 Monroe Crossing, Antioch, TN 37013

Witness our hands this the 21 day of March, 2013.

Dorea D. Fitz f/k/a Dorea Johnson
DOREA D. FITZGERALD f/k/a
DOREA JOHNSON

E D Fitzgerald
ERISSON D. FITZGERALD

STATE OF Tn }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, DOREA D. FITZGERALD f/k/a DOREA JOHNSON and ERISSON D. FITZGERALD, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 21 day of March, 2013.

Tonya Greer
Notary Public
My Commission expires: 1-19-13

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $ 0.

E D Fitzgerald

Dorea D. Fitz f/k/a Dorea Johnson
Affiant's Name

Subscribed and sworn to before me this the 21 day of March, 2013.

Tonya Greer
Notary
My Commission expires: 1-19-13

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Name and Address of Property Owner:
Dorea D. and Erisson D. Fitzgerald
5863 Monroe Crossing
Antioch, TN 37013

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Dorea D. and Erisson D. Fitzgerald
5863 Monroe Crossing
Antioch, TN 37013

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF Tennessee, AND IS DESCRIBED AS FOLLOWS:

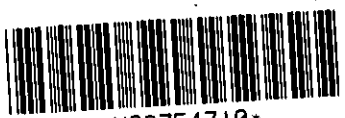
BEING UNIT NO. 132 ON THE PLAN OF PHASE ONE, PROVINCETOWN, A HORIZONTAL PROPERTY REGIME WITH PRIVATE ELEMENTS OF RECORD IN INSTRUMENT NO. 20031119-0618785 - EXHIBIT "A-1", REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE AND ACCURATE DESCRIPTION THEREOF.

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Being the same property conveyed to **DOREA JOHNSON, A SINGLE PERSON** by deed recorded on **November 10, 2005** in **Instrument: 20051110-0136343**.

Parcel ID: 163-16A/32.00CO

Commonly known as 5863 Monroe Crossing , Antioch, TN 37013
However, by showing this address no additional coverage is provided



+U03754710+

3435 4/16/2013 78598495/1