Box 14

KH

QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans: T20130061627 DEEDQC
Recvd: 07/19/13 09:27 2 pgs
Fees: 12.00 Taxes: 0.00

20130719-0074767

State of Tennessee
County of Davidson

The actual consideration for this transfer is $ -0-

Affiant

Subscribed and sworn to before me, this the 18th day of July, 2013.

Notary Public

My commission expires: 9-19-16

(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive , Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Judy Lynn Wakefield-Whitley **Thomas J. Derrick**	**Pinnacle National Bank**	**Map 116-03-0-B Parcel 135.00CO**
4505 Harding Pike #134	**P.O. Box 79041**	
Nashville, TN 37205-2106	**Baltimore, MD 21279-0041**	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I,

Judy Lynn Wakefield-Whitley, an unmarried woman

HEREINAFTER CALLED THE GRANTOR, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Judy Lynn Wakefield-Whitley, an unmarried woman and Thomas J. Derrick, Jr., an unmarried man as joint tenants with rights of survivorship.

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being Unit No. 134 as shown on the Plat of Royal Oaks Apartments, Condominium Apartments, of record in Book 5200, Page 45, Register's Office for Davidson County, Tennessee, together with an undivided 1.069% interests in common elements of 4505 Harding Road Homeowner's Association, as described in Book 5282, Page 972, et seq., said Register's Office. Said Unit is also known as Apartment No. 134.

BEING the same property conveyed to Judy Lynn Wakefield-Whitley, unmarried by Warranty Deed from Cornelia Carrier Gibbs, a single woman, of record in Instrument No. 20040513-0056137, dated May 5, 2004, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all the provisions of the Tennessee Horizontal Property Act as set out in the Master Deed establishing a Horizontal Property Regime of 4505 Harding Road Homeowners' Association, of record in Book 5282, Page 972, and as amended in Book 5673, Page 622, said Register's Office; By-Laws of record in Book 5282, Page 992, said Register's Office; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

THIS INSTRUMENT HAS BEEN PREPARED BY THE FIRM OF JOHN T. COOK, P.C., BASED UPON VERBAL INFORMATION AND DIRECTIONS FROM THE RESPECTIVE PARTIES. THE PARTIES ACKNOWLEDGE AND UNDERSTAND THAT SAID FIRM HAS RELIED ON INFORMATION PROVIDED TO IT AND DOES NOT REPRESENT THE ACCURACY THEREOF.

This is Improved (_X__) Unimproved (____) property, known as: **4505 Harding Pike #134, Nashville, TN 37205-2106**

Witness my/our hand(s) this **18th** day of **July, 2013.**

Judy Lynn Wakefield-Whitley

STATE OF TENNESSEE)
COUNTY OF Davidson)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Judy Lynn Wakefield-Whitley, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **18th day of July, 2013.**

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

My Commission Expires: 9-19-16