BILL GARRETT, Davidson County
Trans:T20130066477 DEEDQC
Recvd: 08/02/13 14:45 4 pgs
Fees:22.00 Taxes:0.00
20130802-0081118

QUIT CLAIM DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION OR VALUE WHICHEVER IS GREATER FOR THIS TRANSFER IS **$0.00.** **David W. Farmer**, Affiant SWORN TO AND SUBSCRIBED BEFORE ME, THIS THE 29TH DAY OF JULY, 2013. **Ernest B. Williams IV, Notary Public** MY COMMISSION EXPIRES: 3/8/2016 (AFFIX SEAL)

ERNEST B. WILLIAMS IV
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires March 8, 2016

THIS INSTRUMENT WAS PREPARED BY & RETURN TO:
Ernest B. Williams IV, PLLC
Ernest B. Williams, IV, Esquire
P.O. Box 159264
Nashville, Tennessee 37215

ADDRESS NEW OWNER AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
TDF Properties, LLC **405 Birkdale Ct** **Franklin, TN 37064**	***Same as owner***	117-04-0B-003.00 CO

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, WE, **DAVID W. FARMER AND WIFE, TRACY D. FARMER**, HEREINAFTER CALLED THE GRANTORS, HAVE SOLD, AND BY THESE PRESENTS DO QUITCLAIM AND CONVEY ALL OF GRANTORS' RIGHT TITLE AND INTEREST UNTO **TDF PROPERTIES, LLC, A TENNESSEE LIMITED LIABILITY COMPANY** HEREINAFTER CALLED THE GRANTEE, GRANTEE'S HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT (the "PROPERTY"):

SEE EXHIBIT A ATTACHED

This conveyance of Grantors' interest in the Property is made expressly subject to all limitations, restrictions, and encumbrances as may affect the Property including those set forth in **EXHIBIT B.**

This is improved property, known as: 2825 Hazelwood Drive, Nashville, Tennessee 37212.

Wherever used, the singular number shall include the plural the singular, and the use of any gender shall be applicable to all genders.

WITNESS our hand this 29th day of July, 2013.

David W. Farmer

Tracy D. Farmer

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 **David W. Farmer and wife, Tracy D. Farmer,** the bargainors, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that they executed the within instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL seal this 29th day of July, 2013.

ERNEST B. WILLIAMS IV
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
My Commission Expires March 8, 2016

Ernest B. Williams IV, Notary Public

My Commission Expires: 3/8/2016

EXHIBIT A

LEGAL DESCRIPTION

Formal Address: 2825 Hazelwood Drive, Nashville, Tennessee 37212

Map/Parcel: 117-04-0B-003.00 CO

Description:

A certain condominium located in Davidson County, Tennessee, being part of Lots 1, 2, 3 and 4 of Revised Hazelwood Heath Subdivision, of record in Plat Book 6200, Page 143, and also known as Unit 3 as shown on plat of record as Exhibit "A" of Master Deed 6406, Page 287, a Condominium Development established pursuant to the provision of the Tennessee Horizontal Property Act as the same as set out in Section 66-27-101, et seq. of the Tennessee Code Annotated, under the Master Deed establishing Hazelwood Heath Condominiums of record In Book 6406, Page 287, In the Register's Office for Davidson County, Tennessee, and subject to the provisions and requirement thereof, and the By-Laws for the administration thereof, and all easements, rights, and interest in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through, or upon the land embracing the regime and buildings thereof; said Unit being depicted on Exhibit "A" to said Master Deed.

Being the same property conveyed to DAVID W. FARMER AND WIFE, TRACY D. FARMER, by deed from JOYCE LIU, UNMARRIED, of record as Instrument No. 20120716-0062247, dated June 25, 2012, said Register's Office.

EXHIBIT B

EXCEPTIONS

1. General or special taxes and assessments required to be paid in the year 2013 and subsequent years for Map-Par. 117-04-0B-003.00 CO.

   If improvements are completed after January 1 of any year the law requires supplemental assessments for the year in which improvements are completed, as defined by Statute. The Company assumes no liability for taxes assessed by correction pursuant to the provisions of Tennessee Code Annotated sections 67-5-603, et seq.

2. Matters shown on the Plan of record in Plat Book 6200, page 143, said Register's Office.

3. Master Deed of record in Book 6406, page 287, said Register's Office.

4. By-Laws of record in Book 6406, page 323, said Register's Office.