BILL GARRETT, Davidson County
Trans:T20160064469 DEEDQC
Recvd: 07/27/16 09:40 2 pgs
Fees:12.00 Taxes:0.00
20160727-0077144

Instrument prepared by:
Michael K. Walker, Attorney at Law
341 Harrison Street
Nashville, Tennessee 37219

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
CYNTHIA M. HARVEY 3749 SEASONS DR. ANTIOCH, TN 37013	OWNER	150 12 0A 079.00CO

KNOW ALL MEN BY THESE PRESENTS:

That OWEN L. HARVEY, (being one and the same as OWEN LLOYD HARVEY), Grantor, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed in the Circuit Court for Davidson County, Tennessee, between OWEN LLOYD HARVEY, Plaintiff, and CYNTHIA MARIE HARVEY, (being one and the same as CYNTHIA M. HARVEY) Defendant, does hereby demise, release, and forever quitclaim unto the said, CYNTHIA M. HARVEY, her heirs, successors and assigns, all of his title, interest, and estate, legal and equitable, in and to a tract or parcel of land located in Davidson County, Tennessee, bound and described as follows, to-wit:

LAND in Davidson County, Tennessee, being Lot No. 740 on the Plan of Phase IV, Somerset, of record in Book 7900, Page 978 and 979, Register's Office for said County, reference to which is hereby made for a more complete and accurate description.

Being part of the same property conveyed to Randall Phillips Builders, Inc. by Quitclaim Deed from Philhall Corporation of record in Book 5508, Page 923, re-recorded in Book 7411, Page 171, Register's Office for Davidson County, Tennessee. Randall Phillips Builders, Inc. is now known as Phillips Builders, Inc. by Articles of Merger of record in Book 7298, Page 203, said Register's Office. Phillips Builders, Inc. is now known as Beazer Homes Corp. pursuant to a Charter Amendment of record in Book 9922, Page 901, R.O.D.C., and is doing business under the assumed corporate name of Beazer Homes, Corp., DBA Phillips Builders pursuant to application filed with the Secretary of State and by Corporate Resolution of record in Book 10079, Page 172, said Register's Office.

This Conveyance is subject to any and all existing restrictions and easements of record.

This is improved property known as 3749 Seasons Drive, Antioch, TN 37013.

Being the same property conveyed to Owen L. Harvey and Wife, Cynthia M. Harvey by deed from Beazer Homes Corp. DBA Phillips Builders of record in Book 10697, Page 453 Register's Office for Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEEDS OF RECORD.

The said CYNTHIA M. HARVEY, hereby agrees to pay and agrees to hold OWEN L. HARVEY, harmless from one original Deed of Trust Note in favor of CTX Mortgage Company, LLC, now JP Morgan Chase Bank, said note bearing an original unpaid principal balance of one hundred twenty seven thousand two hundred dollars ($127,200.00), as evidenced by a Deed of Trust of record filed with Instrument No. 20020820-0100841 recorded on August 20, 2002, Pages 1-17 in the Register's Office of Davidson County, Tennessee.

The actual consideration on this transfer is $0.

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named OWEN L. HARVEY, the Grantor, with whom I am personally acquainted, who acknowledged to me that he executed the within instrument for the purposes therein contained.

Owen Harvey
OWEN L. HARVEY
Grantor

Sworn to and subscribed before me
this 23 day of July, 2016.

Gordon Weigle
NOTARY PUBLIC

My Commission Expires
My Commission Expires: October 18, 2016

GORDON WEIGLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named CYNTHIA M. HARVEY, the Grantee, with whom I am personally acquainted, who acknowledged to me that she executed the within instrument for the purposes therein contained.

Cynthia M. Harvey
CYNTHIA M. HARVEY
Affiant/Grantee

Sworn to and subscribed before me
this 23 day of July, 2016.

Gordon Weigle
NOTARY PUBLIC

My Commission Expires
My Commission expires: October 18, 2016

GORDON WEIGLE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.