BILL GARRETT, Davidson County
Trans:T20160065934 DEEDQC
Recvd: 08/01/16 13:38 2 pgs
Fees:12.00 Taxes:0.00
20160801-0079104

THIS INSTRUMENT PREPARED BY:
Sovereign Title And Escrow, LLC
305 First Avenue, SE
Winchester, Tennessee 37398

TAX RESPONSIBILITY:
WALTER McCORD
608 Eastbrook Rd.
Estill Springs, TN
37330

TAX ID: 160-14-B-159.00

QUITCLAIM DEED

FOR A FULL AND VALUABLE CONSIDERATION, cash in hand paid, the receipt of which is hereby acknowledged, **REBECCA ANN MCCORD**, do hereby this day quitclaim unto **WALTER MCCORD AND WIFE, LISA MCCORD**, their heirs and assigns, all our right title and interest in and to the following described real estate situate and lying in Davidson County, Tennessee, and being more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Unit No. 5863, in Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Brentwood, Davidson County, Tennessee, as shown on the plat of Brentwood Trace Condominiums, recorded in Book 5200, Page 219, Register's Office for Davidson County, Tennessee, and described in a Master Deed recorded in Book 5524, Page 415, Register's Office for said County, to which reference is here made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the property, apartments, co-owners, and tenants of Brentwood Trace Condominiums, contained in the Master Deed and the By-Laws appended thereto, recorded in Book 5524, Page 415, Register's Office for said County, are incorporated in this deed by reference and made a part hereof the same as though copied herein. Also incorporated herein are the amendments to the Master Deed of record in Book 5545, Page 510, and the amendments to the By-Laws of record in Book 5537, Page 988, and Book 5868, Page 70 said Register's office.

Being the same property conveyed to Rebecca Ann McCord in Deed Book 10331, Page 982, Register's Office of Davidson County, Tennessee.

THIS CONVEYANCE IS SUBJECT TO THE FOLLOWING:

Any and all recorded and unrecorded governmental zoning regulations, building restrictions and setback lines, and subdivision covenants or ordinances, or easements or rights-of-way for public utilities in effect thereon.

THIS INSTRUMENT WAS PREPARED FROM INFORMATION FURNISHED BY THE PARTIES HEREIN, WITHOUT THE BENEFIT OF A SURVEY OR TITLE EXAMINATION, FOR WHICH THE PREPARER ASSUMES NO RESPONSIBILITY.

WITNESS my hand this the 19th day of July, 2016.

Rebecca A. McCord

REBECCA ANN MCCORD

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public within and for said State and County, duly commissioned and qualified, Rebecca Ann McCord, the within named bargainer(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she/they executed the foregoing instrument for the purposes contained therein.

Witness my hand and seal at office this 19th day of July, 2016. .

Judith H. Rigsby

NOTARY PUBLIC

Judith H Rigsby
STATE OF TENNESSEE NOTARY PUBLIC
All Counties of Tennessee

My Commission Expires: 6.22.2020

STATE OF TENNESSEE
COUNTY OF Franklin

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is **$-0-**, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

AFFIANT

Subscribed and sworn to me before this 20th day of July, 2016.

NOTARY PUBLIC/REGISTER

KIMBERLEE SMITH
STATE OF TENNESSEE NOTARY PUBLIC
FRANKLIN COUNTY

My Commission Expires: 10.19.16