QUITCLAIM DEED	STATE OF TENNESSEE COUNTY OF DAVIDSON THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $0.00
Karen Johnson Davidson County Batch# 301465 DEEDQC 10/16/2019 10:35:57 AM 3 pgs Fees: $17.00 Taxes: $0.00 20191016-0106023	SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22 DAY OF February, 2019 Notary Public MY COMMISSION EXPIRES: (AFFIX SEAL)

KRISTINE MCCOY NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY My Commission Expires 12-07-2021

THIS INSTRUMENT PREPARED BY:
Charles R. Frazier, Attorney at Law, 5258B Murfreesboro Road, Lavergne, TN 37086
From information furnished by the parties.

ADDRESS OF NEW OWNER(S) AS FOLLOWS:	SEND TAX NOTICES TO: N E W O W N E R	MAP-PARCEL NUMBERS:
(NAME) Clark and Audrey Olmsted	(NAME) Same	Map 175-04-0A Parcel 068.00
(ADDRESS) 4608 Banff Park Court	(ADDRESS) Same	
(CITY) (STATE) (ZIP) Antioch, TN 37013	(CITY) (STATE) (ZIP) Same	

KNOW ALL MEN BY THESE PRESENTS that **Clark E. Olmsted**, for and in consideration of the sum of Zero and No/100 Dollars ($0.00), cash in hand paid, the receipt of which is hereby acknowledged, has bargained and sold, and does hereby convey, remise, release and forever quitclaim unto, Clark E. Olmsted, and his wife Audrey Y. Olmsted as tenancy by the entirety, their heirs, successors and assigns, their entire rights, titles and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being all of Unit No. 29, on the Plan of Phase Two, Park Place as shown by Master Deed & By-Laws of record in Instrument No. 20010214-0014161, and rerecorded in Instrument No. 20010702-0069590, as amended in Instrument No. 20011019-0114191, and rerecorded in Instrument No. 20011212-0136927, and amended in Instrument No. 20030710-0095634, and rerecorded in Instrument No. 20030915-0134956, (erroneously referred to as Plat No. 20020530-0065765 in previous deed) in the Register's Office of Davidson County, Tennessee, to which plat reference is herby made for more complete details of said Unit.

Being the same property conveyed to Landmark Homes of Tennessee, Inc., by Warranty Deed dated July 7, 2006 and filed of record in Instrument No. 20060718-0086232, register's Office for Davidson County, Tennessee.

This property is subject to: 2007 property taxes and every year thereafter; Master Deed and By-Laws of record in Instrument No. 20010214-0014161, re-recorded in Instrument No. 20010702-0069590, amended in Instrument No. 20011019-0114191, re-recorded in Instrument No. 20011212-0136927, amended in Instrument No. 20030710-0095634 and

re-recorded in Instrument No. 20030915-0134956; Sanitary Sewer and Drainage Easement of Record in Book 11491, page 719, and in Book 11539, Page 799; Storm Water Detention Agreement of record in Book 11672, Page 447; Right-of -Way Agreement to Nashville Gas of record in Book 5897, Page 191; Subject to all matters on previous plat of record in Instrument No. 20020530-0065765; and any and all matters of record in Master Deed and By-Laws of record in Instrument No. 20010214-0014161, re-recorded in Instrument No. 20010702-0069590, amended in Instrument No. 20011019-0114191, re-recorded in Instrument No. 20011212-0136927, amended in Instrument No. 20030710-0095634 and re-recorded in Instrument No. 20030915-0134956, all in the Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO (1) all applicable zoning ordinance (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations, and easements of record, (4) building restrictions, and (5) other matters of public record.

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises. Subject to any and all easements and/or restrictions of record in the Register's Office for Davidson County, Tennessee.

This property is known as: 4608 Banff Park, Antioch, Tennessee 37013.

WITNESS MY HAND this 22 day of Feb, 2019.

GRANTOR, CLARK E. OLMSTED

STATE OF TENNESSEE)
)
COUNTY OF Rutherford)

Personally, appeared before me, the undersigned, a Notary Public in and for said County and State, CLARK E. OLMSTED, with whom I am personally acquainted, and who acknowledged that she executed the foregoing QUITCLAIM DEED for the purposes therein contained.

Witness my hand and official seal this the 22 day of Feb., 2019.

NOTARY PUBLIC

My commission expires: 12/1/2020

KRISTIE MCCURDY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY
My Commission Expires 12-01-2020