

Guffee Farm

Book 4538 Page 400

BK/PG: 4538/400-402

08015572

THIS INSTRUMENT PREPARED BY:

ghe
Douglas S. Hale, Attorney
HALE & HALE, PLC
231 Public Square, Suite 312
Franklin, Tennessee 37064

QUITCLAIM DEED

QUITCLAIM DEED	
04/15/2008	03:53 PM
BATCH	122000
MTG TAX	0.00
TEN TAX	0.00
REC FEE	15.00
DP FEE	2.00
REG FEE	0.00
TOTAL	17.00

STATE OF TENNESSEE, WILLIAMSON COUNTY

SADIE WADE
REGISTER OF DEEDS

ADDRESS OF NEW OWNER:

SEND TAX BILLS TO:

MAP/PARCEL

Guffee Farms Homeowners
Association, Inc.
112 Alpha Drive
Franklin, TN 37064

SAME

P/O Map 135
P/O Parcel 9.03

FOR AND IN CONSIDERATION of the sum of Ten and NO/100 (\$10.00) Dollars, cash in hand paid and to be performed and delivered by the hereinafter named Grantee and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **GUFFEE FARMS, LLC**, a Tennessee limited liability company (hereinafter called the "GRANTOR"), hereby quitclaims and conveys all of its right, title and interest in and to any and all of that certain property contemplated by the Sanitary Sewer Service Agreement by and between Grantor and Tennessee Wastewater Systems, Inc., and all related documents being denoted as such on the Final Plat of Guffee Farms Subdivision, Section One, as recorded in Plat Book P49, page 63, Register's Office for Williamson County, Tennessee, and furthermore being described on Exhibit A attached hereto and incorporated herein by reference, unto **TENNESSEE WASTEWATER SYSTEMS, INC.**, a Tennessee corporation (hereinafter called the "GRANTEE"), being a portion of the same property conveyed to Guffee Farms, LLC by Warranty Deed of record in Book 4207, page 404, Register's Office for Williamson County, Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may effect the premises.

THIS QUITCLAIM DEED WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES AND NO TITLE EXAMINATION OR RESEARCH WAS REQUESTED OF OR CONDUCTED BY THE PREPARER THEREOF.

This improved property is located in Guffee Farms, Section One, Williamson County, Franklin, TN 37064.

WITNESS, the hand of the undersigned this 18TH day of March, 2008, in Franklin, Tennessee.

GUFFEE FARMS, LLC

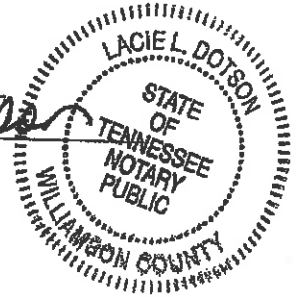
By: *Drew J. Luna*
Drew J. Luna, Chief Manager

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared Drew J. Luna, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be Chief Manager of Guffee Farms, LLC, the within named bargainor, a limited liability company, and that he, as such officer, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the company by himself as such officer.

Witness my hand and official seal at office this 18th day of March, 2008.

Lacie L. Dotson
Notary Public



My commission expires: 2/25/09

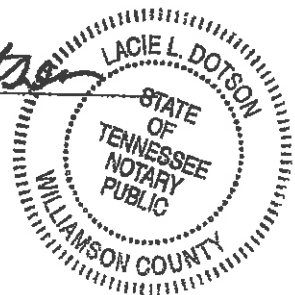
STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for the value of this transfer is Ten and NO/100 (\$10.00) DOLLARS.

Drew J. Luna
Affiant

Sworn to and subscribed before me, this 18th day of March, 2008.

Lacie L. Dotson
Notary Public



My commission expires: 2/25/2009

PROPERTY DESCRIPTION

Being five parcels of land in the 21st & 23rd Civil Districts of Williamson County, Tennessee, being known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Pages 63A thru 63K, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN), and being more particularly described as follows:

Parcel One:

Being that 10.511 Acre parcel of land known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on Sheet 8 of 10 of the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Page 63I, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN);

Parcel Two:

Being that 7.085 Acre parcel of land known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on Sheets 6 and 8 of 10 of the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Page 63G and I, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN);

Parcel Three:

Being that 2.06 Acre parcel of land known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on Sheet 5 of 10 of the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Page 63F, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN);

Parcel Four:

Being that 11.215 Acre parcel of land known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on Sheet 10 of 10 of the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Page 63K, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN);

Parcel Five:

Being that 6.470 Acre parcel of land known as "Property to be dedicated to Tennessee Wastewater Systems, Inc. for Sewer Treatment" as shown on Sheet 10 of 10 of the Final Plat of Guffee Farms, Section 1 of record in Plat Book P49, Page 63K, in the Register's Office for Williamson County, Tennessee (R.O.W.C.,TN);