QUITCLAIM DEED

FROM: Tony Ray Guin

TO: Tamara S. Guin

This instrument prepared by:
KNOX D. TALLEY JR.
Suite 521 - 1161 Murfreesboro Rd.
Nashville, TN 37217

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NOS.
Tamara S. Guin 5208 Rice RD Antioch, TN 37013	Barclays American Mort. 5032 Parkway Plaza Blvd. Bldg. 8 Charlotte, NC 28217	149-11A-12CO

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF Davidson)

The undersigned, after being first duly sworn according to law, does make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Marital Dissolution Agreement in that certain case styled Tamara Starr Guin vs. Tony Ray Guin in the Circuit Court for Davidson County, Tennessee and that there was no other consideration given for the transfer.

Tamara S. Guin

Sworn to and subscribed before me, this 8th day of Dec, 1994.

NOTARY PUBLIC
My commission expires: 3/95

For and in consideration of the sum of Zero Dollars ($0.00) and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled Tamara Starr Guin vs. Tony Ray Guin in the Circuit Court for Davidson County, Tennessee, Tony Ray Guin has bargained and sold, and by these presents does transfer, quitclaim and convey unto the said Tamara S. Guin, her heirs, successors, and assigns, all of his right, title and interest in and to that certain tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot NO. 12, Phase I, Rice Hill, of record in Plat Book 6250, Page 858, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Tamara S. Guin by deed from Dougls A. Hite, Jr., an unmarried person of record in Book 9170 page 3, Register's Office for Davidson County, Tennesse.

This conveyance is subject to: (1) Taxes; (2) All

restrictions of record; (3) All easements of record; (4) All visible easements; (5) All matters appearing on the Plan of record; (6) All applicable governmental and zoning regulations.

To have and to hold said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Tamara S. Guin, her heirs, successors and assigns, forever.

WITNESS my hand this 12 day of April, 1995.

Tony Ray Guin

STATE OF TENNESSEE)
COUNTY OF Davidson)

0130 04/12 0101 01CASH 8.00

Tony Ray Guin personally appeared before me, a Notary Public of said County and State, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes contained therein.

Witness my hand and official seal at Nashville, Tennessee, this 12 day of April, 1995.

Judy McCormick
NOTARY PUBLIC

My Commission Expires: May 23, 1998

NOTARY PUBLIC AT LARGE DAVIDSON CO. TN.

50881

IDENTIF. & REFERENCE

95 APR 12 PM 1:44

FELIX [illegible] REGISTER
DAVIDSON COUNTY, TN.