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THIS INSTRUMENT PREPARED BY:

LEFKOVITZ & LEFKOVITZ, ATTORNEYS
530 CHURCH STREET, SUITE 202
NASHVILLE, TENNESSEE 37219
(615) 256-8300

BOOK 11069 PAGE 3

MAP & PARCEL #165-13-A

ADDRESS NEW OWNER AS FOLLOWS:

Melinda N. Ericson
313 Amberwine Ct.
Antioch, TN 37013

SEND TAX BILLS TO:

Melinda N. Ericson
313 Amberwine Ct.
Antioch, TN 37013

MAD

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $1,000.00.

Shane Mangrum
AFFIANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Subscribed and sworn to me, this the 17th **day of August, 1998.**

Notary Public-at-Large

My Commission Expires: May 26, 2003.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten Dollars ($10.00), and other good and valuable consideration, SHANE K. MANGRUM, UNMARRIED and MELINDA N. ERICSON, UNMARRIED, ("Grantors"), by its presents, do hereby quitclaim and convey unto MELINDA N. ERICSON , an unmarried person, ("Grantee"), their heirs and assigns, all of their right, title and interest, in and to the following described land in DAVIDSON COUNTY, TENNESSEE:

Land in Davidson County, Tennessee, being Lot No. 479 on the Plan of Peppertree Forest, P.U.D., Section 9, of record in Plat Book 7900, Page 760, Register's Office for said County, to which reference is made for a more complete description.

Being part of the same property conveyed to Shane K. Mangrum and Melinda N. Ericson, unmarried persons, by deed of record in Book 9581, Page 537, Register's Office for Davidson County, Tennessee.

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

The subject property is a part of a planned unit development and is subject to Declaration of covenants, restrictions and conditions as of record in Book 8757, Page 607, amended in Book 9004, Page 514, and Book 9157, Page 711, Book 9287, Page 698, Book 9455, page 801 and by-laws of the Peppertree Forest Homeowners Association as of record in Book 8757, Page 623, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF, Grantors have executed this instrument on this the 17th **day of** August, **1998.**

Shane Mangrum
Shane K. Mangrum, Grantor

Melinda N. Ericson
Melinda N. Ericson, Grantor

Melinda N Ericson
Melinda N. Ericson, Grantee

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

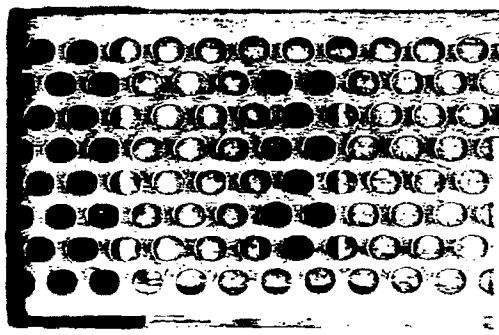
PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE, THE BARGAINOR, MELINDA N. ERICSON AND SHANE MANGRUM, WITH WHOM I AM PERSONALLY ACQUAINTED (OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE), AND WHO UPON OATH ACKNOWLEDGED THAT THEY EXECUTED THE WITHIN INSTRUMENT FOR THE PURPOSES THEREIN CONTAINED.

SUBSCRIBED AND SWORN TO BEFORE ME, ON THIS THE 17th DAY OF AUGUST, 1998.

Kathy Hancock
NOTARY PUBLIC
My Commission Expires May 26, 2001

KATHY HANCOCK NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

2004 08/17 0101 03CHECK 14.00



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11069 PAGE 5

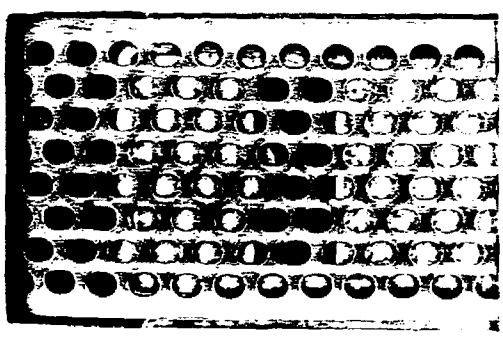
CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

CAMT	1000.00
CON TX	3.70
PRFEE	1.00
MISC	8.00
CFEE	2.00
TOTAL	14.70
CHECK	14.70

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RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK



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No. 1333533