QUITCLAIM DEED

Name & Address of Property Owner(s):	Name & Address of Person or Entity Responsible for Payment of Real Property Taxes:	Map/Parcel Numbers:
Rafael Hernandez, Jr. 1530 Joliet Place Oxnard, California 93030	SAME	Map 070-04 Parcel 006.00

FOR AND IN CONSIDERATION of One ($1.00) Dollar, cash in hand paid, the receipt of which is hereby acknowledged, I, Philip Andres Hernandez, a single person,

by these presents do hereby quitclaim and convey unto Rafael Hernandez, Jr. his heirs and assigns,

, all my right, title and interest in the tract of parcel of land hereinafter described located in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lots Nos. 58 and 59 on the map of Haynes Heights, Section II, as of record in Book 2331, page 58, Register's Office for Davidson County, Tennessee.

Said Lots Nos. 58 and 59 adjoin and front together 376.8 feet on the easterly side of Gardner Lane and run back 187 feet on the southerly line of Lot No. 58 and 344.3 feet on the northerly line of Lot No. 59 to a dead line in the rear, measuring 199 feet thereon.

Being the same property conveyed to Rafael Hernandez and wife, Mary Dewees Hernandez by deed from N. H. Barker and Herschel Greer recorded in Book 2547, page 257, said Register's Office. The said Rafael Hernandez having predeceased Mary Dewees Hernandez, the said Mary Dewees Hernandez having since died.

Davidson County DEEDQC
Recvd: 03/01/01 09:09 2pgs
Fees:10.00 Taxes:0.00

20010301-0018918

THIS IS IMPROVED PROPERTY, known as 2408 Gardner Lane, Nashville, Tennessee 37207

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) The actual consideration or value whichever is greater for this transfer is $ -0-.

Subscribed and sworn to before me, this the 13th day of February, , 2001.

Philip Andres Hernandez
Affiant (Philip Andres Hernandez)

Notary Public

My Commission Expires: 03/23/02

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

WITNESS my hand , this 13th day of February , 2001 .

The corporate party, if any, having caused its name to be signed hereto by its duly authorized officer(s) on said day and date.

Philip Andres Hernandez
PHILIP ANDRES HERNANDEZ

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Beverly M. Hobbs, a Notary Public in and for said County and State, Philip Andres Hernandez

the within named bargainor ____, 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 therein contained.

WITNESS my hand and official seal at Nashville, Tennessee this 13th day of February, 2001.

Beverly M. Hobbs
Notary Public

BEVERLY M. HOBBS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

My Commission Expires: 03/23/02

STATE OF _____)
_____)

Before me, _____, a Notary Public of the State and County aforesaid, personally appeared _____ with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged _____self to be _____, the within bargainor, a corporation, and that _____ as such _____, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by siging the name of the corporation by _____self as _____.

WITNESS my hand and official seal, as office in _____, this _____ day of _____, _____.

_____
Notary Public

My Commission Expires: _____

QUITCLAIM DEED

FROM:
PHILIP ANDRES HERNANDEZ,
a single person

TO:
RAFAEL HERNANDEZ, JR.

THIS INSTRUMENT PREPARED BY:
DAVID VINCENT
Attorney at Law
906 Stahlman Building
211 Union Street
Nashville, Tennessee 37201