Davidson County DEEDQC
Recvd: 06/08/01 10:09 2pgs
Fees:10.00 Taxes:0.00
20010608-0060592

THIS INSTRUMENT PREPARED BY:
T. LARRY EDMONDSON, ATTORNEY
800 BROADWAY, THIRD FLOOR
NASHVILLE, TN 37203

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map-Par.
Charlene Demonbreun 925 33rd Avenue N. Nashville, TN 37209	Same	092-05-0-122

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $-0-.

T. Larry Edmondson
AFFIANT

Sworn to and subscribed before me this the 23 day of May, 2001.

Gladys B. Morgan
NOTARY PUBLIC

OFFICIAL SEAL
Notary Public, North Carolina
COUNTY OF GUILFORD
GLADYS B. MORGAN
My Comm. Exp. Sept. 23, 2002

My Commission Expires

Whereas, on April 19, 2001, T. Larry Edmondson, as Substitute Trustee, conducted a foreclosure sale on a Deed of Trust executed by Charlene Demonbreun, an unmarried person, of record in Instrument Number 200004170037986, Register's Office for Davidson County, Tennesse, and

Whereas, Bank of America, N.A. was the successful bidder for said property and

Whereas, on April 16, 2001, without the knowledge of the Substitute Trustee, the loan was paid in full and

Whereas, a Trustee's Deed was recorded to Bank of America, N.A. Said Substitute Trustee's Deed being of record in Instrument Number 20010420-0039218, Register's Office for Davidson County, Tennessee and

Whereas, said Substitute Trustee's Deed needs to be voided and set aside as if the transfer did not occur.

Accordingly, the undersigned does hereby transfer and convey unto Charlene Demonbreun of its right, title and interest in and to the following parcel of real estate located in Davidson County, Tennessee, described as follows:

Located in Davidson County, TN

Being the Southerly 50 feet of the Easterly half of Block No. 42 on the Map of Midway, as of record in Book 421, Page 11, Register's Office for said County, described as follows: Beginning at the Northwest corner of Kilarney Street, now 33rd Avenue North, and Clare Avenue; thence with the Westerly margin of 33rd Avenue North, Northerly 50 feet; thence Westerly 150 feet to an alley; thence with the Easterly margin of said alley, Southerly 50 feet to the Northerly margin of Clare Avenue; thence with the Northerly margin of said Avenue, Easterly 150 feet to the beginning.

Being the same property conveyed to Bank of America, N.A. by Substitute Trustee's Deed from T. Larry Edmondson, Substitute Trustee, of record in Instrument Number 20010420-0039218, Register's Office for Davidson County, Tennessee.

IN WITNESS WHEREOF I hereunto unto affix my signature on this the 23 day of MAY, 2001.

Bank of America, N.A.

THOMAS C. MCMAHON, VICE PRESIDENT

STATE OF NORTH CAROLINA
COUNTY OF GUILFORD

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared THOMAS C. MCMAHON, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged HIMself to be VICE PRESIDENT of Bank of America, N.A., a National Banking Association, the within named bargainor and that he as such VICE PRESIDENT, being authorized so to do, executed the foregoing instrument for the purposes herein contained, by signing the name of Bank of America, N.A., a National Banking Association by HIM self as VICE PRESIDENT.

Witness my hand and official seal at Greensboro, North Carolina, this 23 day of MAY, 2001.

Gladys B. Morgan
Notary Public

My Commission Expires:

OFFICIAL SEAL
Notary Public, North Carolina
COUNTY OF GUILFORD
GLADYS B. MORGAN
My Comm. Exp. Sept. 23, 2002