THIS INSTRUMENT WAS PREPARED BY:

$87-13-0 $63.00

Jeffrey L. Levy, Esquire
AmSouth Center, Suite 2075
315 Deaderick Street
Nashville, Tennessee 37238-2075

QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 02/14/02 15:45 2pgs
Fees:12.00 Taxes:0.00
20020214-0019807

FROM: Tammy S. Spencer

TO: Anthony E. Spencer

Address New Owner(s) as follows:

Anthony E. Spencer
3597 Earhart Road
Mt. Juliet, Tennessee 37122

Send Tax Bills To:

Same

AFFIDAVIT

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

I, Anthony E. Spencer, after being first duly sworn according to law, do make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled Tammy S. Spencer v. Anthony E. Spencer Case No. 01D-2457, Fourth Circuit Court of Davidson County, Tennessee at Nashville, and pursuant to a division of marital property and that there was no monetary consideration given for the transfer.

Anthony E. Spencer

Sworn to and subscribed before me, this 14 day of January, 2002.

NOTARY PUBLIC

My Commission Expires: My Commission Expires JUL 26, 2003

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00), and other good and valuable consideration, Tammy S. Spencer, does transfer, quitclaim and convey unto the said Anthony E. Spencer, his heirs, successors, and assigns, all of her right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 212 on the plan of Section 3, Valley Grove, of record in Book 5800, page 153, Register's Office for said County.

Said Lot No. 212 fronts 60.00 feet on the westerly margin of Forest Ridge Drive and extends back 123.16 feet on the southerly line 123.57 feet on the northerly line to a broken line in the rear, measuring 73.77 feet thereon.

BEING the same property acquired by the Secretary of Housing and Urban Development pursuant to the provisions of the National Housing Act, as amended (12 U.S.C. 1701 et seq.) and the Department Housing and Urban Development Act (79 Stat. 667), by Deed dated March 24, 1988, and recorded in Book 7615, Page 797, Office of the Register, County of Davidson, State of Tennessee.

BEING the same property conveyed to Anthony Eugene Spencer by Cash Deed of record in Book 7699, page 561 in the Register's Office for Davidson County, Tennessee.

[redacted] the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Anthony E. Spencer, his heirs, successors, and assigns, forever.

Witness my hand this 18 day of January, 2002.

Tammy S. Spencer

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named Tammy S. Spencer, the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 18 day of January, 2002.

NOTARY PUBLIC

My Commission Expires: 1/25/03