Davidson County DEEDOC
Recvd: 02/22/02 12:31 2pgs
Fees:12.00 Taxes:0.00
20020222-0023007

New Owner &

This Instrument Prepared By:

BYRD & ASSOCIATES, PLC
Attorneys at Law
317 Main Street, Suite 204
Franklin, Tennessee 37064
(615) 595-2991

Send Tax Bills To:

Erin Elizabeth Evans
5536 Murphywood Crossing
Antioch, Tennessee 37013

Map & Parcel
175-1-32

This instrument was prepared solely upon the information provided by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein.

The parties have specifically waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

THIS INSTRUMENT made and entered into this 14th day of February, 2001, by and between MATTHEW EVANS, Grantor, and ERIN ELIZABETH EVANS, Grantee;

W I T N E S S E T H:

That for and in consideration of the sum of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, the Grantor, MATTHEW EVANS, conveys and quitclaims unto the Grantee, ERIN ELIZABETH EVANS, all of his right, title and interest in and to the following described real estate, located in Davidson County, Tennessee, to-wit:

> Land in Davidson County, Tennessee, being Lot No. 105 on the Plan of Asheford Crossing, Section Four of record in Book 9700, Page 912 Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.
>
> Being a portion of the same property conveyed to Matthew Evans by Deed from Phillips Builders, Inc., a Tennessee Corporation, at instrument number 20001229-0127368 at said Register's Office. Phillips Builders, Inc. is now known as Beazer Homes Corp. pursuant to a Charter Amendment of record in Book 9922, Page 902 R.O.D.C. and is doing business under the assumed corporate name of Beazer Homes Corp., DBA Phillips Builders pursuant to application filed with the Secretary of State and by Corporate Resolution of record in Book 10079, page 172, Register's Office for Davidson County, Tennessee.
>
> This conveyance is subject to any and all existing restrictions and easements of record.

The terms and conditions of the Final Decree of Divorce as it pertains to this property shall survive the execution and delivery of this instrument and shall not be deemed to merge herewith.

IN TESTIMONY WHEREOF, the Grantor has hereunto set his signature, this the day and date first above written.

Matthew Evans
Grantor

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for the said County and State, the within named MATTHEW EVANS, 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 this 14th day of February 14, 2002.

My Commission Expires:
October 26, 2004

Notary Public

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

This transfer is in accordance with a Final Decree of Divorce in the Circuit Court for Williamson County, Tennessee, and for no other reason.

Affiant

Sworn to and subscribed before me this 14th day of February 2002.

My Commission Expires:
October 26, 2004

Notary Public

C:/Common/ClientFiles/Evans,Erin/Pleadings/QuitClaim_Deed