QUITCLAIM DEED

FILE BOX 19B

STATE OF TENNESSEE
COUNTY OF DAVIDSON

#02-2-41-B

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 4th DAY OF March 2002

Notary Public

MY COMMISSION EXPIRES: May 28, 2001
(AFFIX SEAL)

PETER WEISS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

THIS INSTRUMENT WAS PREPARED BY

PETER WEISS, ATTORNEY AT LAW, 761 Old Hickory Blvd, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
WEN SUE LEE	"NEW OWNER"	MAP 162-16-0-E
(NAME)	(NAME)	
1464 Bell Trace Drive		PARCEL 057CO
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, FRANKLIN R. HOWARD AND WIFE, WEN MEI HOWARD, AND WEN SHU LEE, A SINGLE PERSON

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED AND BY THESE PRESENTS DO HEREBY CONVEY UNTO WEN SUE LEE, AN UNMARRIED WOMAN

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, 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. 26 on the Plan of Bell Crest, Section Two, a Planned Unit Development, of record in Book 9700, Page 20, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Wen Shu Lee, a single person, and Franklin R. Howard and Wen Mei Howard, husband and wife, by Deed from MCR Development Corp., a Tennessee corporation, of record in Book 10070, Page 169, Register's Office for Davidson County, Tennessee. The said Wen Shu Lee being one and the same person as Wen Sue Lee.

THIS conveyance is subject to any and all zoning regulations, building restrictions and setback lines, if any, and easements and rights for public utilities applicable to this property; taxes for the current year which have been prorated and assumed by the Grantee(s) herein; and is intended to convey all of the Grantor(s) right, title and interest in the subject tract or parcel of land to the Grantee(s) named herein.

WEN SHU LEE AND WEN SUE LEE ARE ONE AND THE SAME PERSON.

Davidson County DEEDWARR
Recvd: 03/11/02 08:22 2pgs
Fees:12.00 Taxes:0.00

20020311-0029797

unimproved ( )
This is improved (X) property, known as 1464 Bell Trace Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this 4th day of March 2002

FRANKLIN R. HOWARD

WEN SUE LEE

WEN MEI HOWARD

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named FRANKLIN R. HOWARD AND WIFE, WEN MEI HOWARD, AND WEN SHU LEE, A SINGLE PERSON

the bargainor s, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brentwood, Tennessee, this 4th day of March, 2002

Commission expires May 28, 2001

Notary Public

STATE OF TENNESSEE

COUNTY OF

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____, with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____, the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public