Prepared By and Return To:
Elite Title Company, LLC
109 Westpark Drive, Ste. 100
Brentwood, TN 37027

Information in this document furnished by the parties and relied upon by the preparer of this document.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged **Thomas L. James** does hereby bargain, sell, release, remise, quitclaim and convey unto **Thomas L. James and wife, Crystal J. James,** all my right, title and interest in and to the following described real estate located in **Davidson** County, Tennessee, to-wit:

See Exhibit "A"

This conveyance is made subject to all zoning regulations, building restrictions, easements, rights of public utilities or other governmental regulations applicable to the foregoing property. The taxes for the current year have been prorated and are assumed by the grantee(s). This conveyance is further made subject to such encumbrances as may affect the property.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 18th day of April, 2002.

Thomas L. James
Thomas L. James

Davidson County DEEDQC
Recvd: 04/30/02 11:18 3pgs
Fees:17.00 Taxes:0.00
20020430-0052781

STATE OF TENNESSEE
COUNTY OF Williamson

Before me, the undersigned, a Notary Public and for said County and State aforesaid, personally appeared, **Thomas L. James,** with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, that he/she executed the foregoing instrument for the purposes therein contained by signing the names of the true and lawful holder of the above described indebtedness.

Notary Public
My Commission Expires: 02-22-2004

LILA A. TAYLOR
NOTARY PUBLIC AT LARGE
HUMPHREYS COUNTY, TN
MY COMMISSION EXPIRES: February 22, 2004

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 18th day of April 2002.

Notary Public
My Commission Expires: 02-22-2004

LOLA A. TAYLOR
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TN

MY COMMISSION EXPIRES:
February 22, 2000

MAP 149-02-8.00

Property known as: 101 AileenCourt
Antioch, TN 37013

Property Address/Owner: Thomas L. James

6020114

Mail Tax Bills:
same

EXHIBIT "A"

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows, to-wit:

Being Lot No. 7, on the Plan of Cottage Hill, Section I, as shown on plat of record in Plat Book 4860, Page 83, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Thomas James from Patricia Ann James and Alice F. Bradshaw by Warranty Deed dated 11-23-98 and recorded 12-31-98 of record in Book 11276, Page 75, Register's Office for Davidson County.

This conveyance is subject to Sewer Easement of record in Book 7985, Page 524, and all matters of record on plat in Plat Book 4860, Page 83, Register's Office for Davidson County.

This conveyance is subject to all zoning regulations, building restrictions, easements, rights to public utilities, or other governmental regulations applicable to the foregoing property.