This instrument prepared by:
Jon R. Turner
Jon R. Turner & Associates, LLC
2700 E. Sunset Road, Suite #8
Las Vegas, NV 89120
PH: [1] 702-938-8900

MAIL
Recording requested by and ~~return~~ to:
US Recordings, Inc. on behalf of
First American Title Insurance Co./NLA
2925 Country Dr Suite 201
St. Paul, MN 55117
10496848 ~~1093097~~

QUITCLAIM DEED (1)

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Brian & Rosanna Franklin
305 Sheperd Hills Drive
Madison, TN 37115

MAIL TAX STATEMENT TO:
Brian & Rosanna Franklin
305 Sheperd Hills Drive
Madison, TN 37115

MAP PARCEL NUMBERS:

Parcel: 034-07-0 0 25.00

FOR AND IN CONSIDERATION of ONE and no/100 Dollar ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Paulie H. Franklin, a/an PARENT by these presents do hereby quitclaim and convey unto the said Brian Franklin and Rosanna Franklin, husband and wife as tenants by the entirety, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

BF 4/1/02 RWF 4/1/02

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 52 ON THE PLAN OF SHEPHERD HILLS, SECTION II, AS OF RECORD IN BOOK 2900, PAGE 12, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

The express purpose of this conveyance is to Transfer Title.

Being the same property conveyed to Brian Franklin and Rosanna W. Franklin, husband and wife, and Paulie H. Franklin by Deed from Ratan L. Biswas and Amita R. Biswas, husband and wife of record in Book 9366, Page 500, said Register's Office.

This is unimproved (✓) property known as 305 Sheperd Hills Drive, Madison, Tennessee 37115

Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

BF 4/1/02

RWF 4/1/02

Davidson County DEEDQC
Recvd: 06/18/02 10:08 3pgs
Fees:17.00 Taxes:0.00
20020618-0073494

Witness our hand this 1ST day of APRIL, 2002, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Paulie H. Franklin

Paulie H. Franklin

ACKNOWLEDGMENT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON) ss

Personally appeared before me, Lois Hardy Leal, a Notary Public in and for said County and State, **Paulie H. Franklin** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Crye-Leike Realtors 911 Conference Drive Goodlettsville TN 37072 this 1ST day of APRIL, A.D., 2002.

NOTARY STAMP/SEAL

U10496848-01LC02
QUIT CLAIM DEED
REF# 963611
US Recordings

Lois Hardy Leal NOTARY PUBLIC
Notary Commission Expires: 10/30/04

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 1.00

Subscribed and sworn to before me this the 1ST day of APRIL, 2002

(Affix Seal)

Affiant Paulie H. Franklin

Notary Public Lois Hardy Leal
My Commission Expires: 10/30/04

LOIS HARDY LEAL
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENN.

My Commission Expires 10/30/04

BF 9/1/02 RWF 4/1/02

FIRST AMERICAN

STATE OF CALIFORNIA
COUNTY OF Tennessee / DAVIDSON } ss.

On April 1, 2002, before me, Lois Hardy Leal,
personally appeared Charlie H. Franklin,
personally known to me
(or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Lois Hardy Leal

LOIS HARDY LEAL NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

My Commission Expires 10/20/04

(This area for official notarial seal)

Title of Document Quitclaim Deed
Date of Document 4.1.02 No. of Pages
Other signatures not acknowledged