QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24TH DAY OF MARCH, 2003.

Notary Public

MY COMMISSION EXPIRES: 7/23/03

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Title Connection, Inc.
761 Old Hickory Blvd. Suite #103
Brentwood, TN 37027

ADDRESS NEW OWNER(S):	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Melissa M. Frazier, et.vir 629 Sweetwater Circle Old Hickory, TN 37138	Same	064·15·0-A 072.00

This instrument made and entered into on this the 24th day of March, 2003, by and between ,Melissa G. Mason party of the first part, and, Melissa M. Frazier and Murray Frazier party of the 2nd part,.

WITNESSETH

That for and in consideration of the sum of $1.00 cash in hand paid, the receipt of which is hereby acknowledged, the party of the first part conveys and quitclaims unto the party of the second part, all its right, title and interest in and to the following described real estate, to-wit:

Being Lot No. 76, Revision One, Section One, Plantation Walk, Residential P.U.D., as of record in Plat Book 7900, Page 697, 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 Melissa G. Mason, unmarried, by deed from Kevin J. Thorpe and Amy Thorpe, husband and wife, as of record in Book 11128, Page 181, Register's Office for Davidson County, Tennessee, executed on 08/18/98 and filed on 09/28/98. Said Melissa G. Mason has since married and is now known as Melissa M. Frazier.

In testimony whereof, the party of the first part has hereunto set his/her/their signature(s), this day and date first above written.

Melissa G. Mason

Davidson County DEEDQC
Recvd: 03/31/03 10:07 2pgs
Fees:12.00 Taxes:0.00
20030331-0041569

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 Melissa G. Mason the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledge that she executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 3/24/2003

My Commission Expire: 7/23/03

Notary Public

PREPARED FROM INFORMATION FURNISHED BY THE PARTIES.

Title Connection, LLC (615) 661-0797

Date

SELLER'S AND/OR PURCHASER'S STATEMENT Seller's and Purchaser's signature hereon acknowledges his/their approval of tax prorations and signifies their understanding that prorations were based on taxes for the preceding year, or estimates for the current year, and in the event of any change for the current year, all necessary adjustments must be made between Seller and Purchaser; likewise any default in delinquent taxes will be reimbursed to Title Company by the Seller.

Title Company, in its capacity as Escrow Agent, is and has been authorized to deposit all funds it receives in this transaction in any financial institution, whether affiliated or not. Such financial institution may provide Title Company computer accounting and audit services directly or through a separate entity which, if affiliated with Title Company, may charge the financial institution reasonable and proper compensation therefore and retain any profits therefrom. Any escrow fees paid by any party involved in this transaction shall only be for checkwriting and input to the computers, but not for aforesaid accounting and audit services. Title Company shall not be liable for any interest or other charges on the earnest money and shall be under no duty to invest or reinvest funds held by it at any time. Sellers and Purchasers hereby acknowledge and consent to the deposit of the escrow money in financial institutions with which Title Company has or may have other banking relationships and further consent to the retention by Title Company and/or its affiliates of any and all benefits (including advantageous interest rates on loans) Title Company and/or its affiliates may receive from such financial institutions by reason of their maintenance of said escrow accounts.

The parties have read the above sentences, recognize that the recitations herein are material, agree to same, and recognize Title Company is relying on the same

Purchasers/Borrowers

Melissa M. Frazier

~~Melissa G. Mason~~ M. Frazier

Sellers

WARNING: It is a crime to knowingly make false statements to the United States on this or any other similar form. Penalties upon conviction can include a fine and imprisonment. For details see: Title 18: U.S. Code Section 1001 and Section 1010.