THIS INSTRUMENT PREPARED BY:
Jennifer S. Dunlap, Attorney
7101 Executive Center Drive, Suite 151
Brentwood, TN 37027

Davidson County DEEDQC
Recvd: 05/21/03 15:14 2pgs
Fees:12.00 Taxes:0.00
20030521-0069676

NEW OWNER:	SEND TAX BILLS TO:	MAP/PARCEL:
Sean T. Cunningham	**Countrywide Home Loans, Inc.**	**Map 128-10**
235 New Sawyer Brown Rd.	**P.O. Box 660694**	**Parcel 86**
Nashville, TN 37221	**Dallas, TX 75266-0694**	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that WE, **Sean T. Cunningham** and **Frances R. Cunningham, husband and wife,** for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto **Sean T. Cunningham, married,** our entire right, title and interest in and to a certain tract of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 115 on the plan of Stacy Square, Section 3, as of record in Book 4175, page 154, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description.

Being the same property conveyed to Sean T. Cunningham and Frances R. Cunningham, husband and wife, by deed from Robert M. Elkins and wife, Juanita Faye Elkins of record under Instrument No. 20030403-0044028, Register's Office for Davidson County, Tennessee.

Sean T. Cunningham and Sean Cunningham are one and the same person.

This is improved property known as 235 New Sawyer Brown Road, Nashville, TN 37221.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 14th day of May, 2003.

Sean T. Cunningham

Frances R. Cunningham

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Sean T. Cunningham and Frances R. Cunningham, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that they executed the within instrument for the purpose therein contained.

Witness my hand and seal at Brentwood, TN this 14th day of May, 2003.

Notary Public

My commission expires: 7/25/2005

ANN M. LEDET
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $ 0.00

Affiant

Sworn to and subscribed before me this the 14th day of May, 03.

Notary Public

My commission expires: 7/25/2005

ANN M. LEDET
NOTARY PUBLIC AT LARGE
WILLIAMSON CO., TENN.