AFTER RECORDING RETURN TO:
TransContinental Title Company
2630 Elm Hill Pike, Suite 100
Nashville, TN 37214
Deal No: 21-6379

THIS INSTRUMENT PREPARED BY:
William E. Curphey & Associates
Young & Perl, PLC
One Commerce Square, Suite 2380
Memphis, Tennessee 38103

Davidson County DEEDQC
Recvd: 07/16/03 11:20 3pgs
Fees:17.00 Taxes:0.00
20030716-0099459

QUIT CLAIM DEED

New Owner/ Property Being Conveyed

Scott E. and Regina M. Fernandez
824 Percy Warner Blvd
Nashville, TN 37205

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

Map & Parcel:
129-15-140

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, we, SCOTT E. FERNANDEZ and REGINA M. BRENNER n/k/a REGINA M. FERNANDEZ, husband and wife, Grantors, and SCOTT E. FERNANDERZ and REGINA M. FERNANDEZ, Grantees, all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

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. 11 ON THE PLAN OF WARNER GLEN SUBDIVISION, OF RECORD IN BOOK 9700, PAGE 67, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO SCOTT E. FERNANDEZ AND REGINA M. BRENNER, BY DEED FROM JOHN W. PIEPER JR. AND WIFE, SARA JANE PIEPER, DATED 05/21/1999 AND RECORDED 05/25/1999 IN BOOK 11493, PAGE 319, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Property Address: 824 Percy Warner Blvd, Nashville, TN 37205

Witness my hand this the 10th day of July, 2003.

Scott E. Fernandez
SCOTT E. FERNANDEZ

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named SCOTT E. FERNANDEZ, the bargainor, with whom I am personally acquainted (or who has both proved to me on the basis of satisfactory evidence), and who has acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 10th day of July, 2003.

JAY E. SCOTT NOTARY PUBLIC AT LARGE SUMNER CO., TENN. MY COMM. EXP. 10/2/2007

Notary Public My Commission expires: 10/2/2007

I hereby swear or affirm that to the best of affects knowledge, information and belief that actual consideration for the transfer is $.

Affiant's Name

Subscribed and sworn to before me this the 10th day of July, 2003.

Notary Public My Commission expires:

JAY E. SCOTT NOTARY PUBLIC AT LARGE SUMNER CO., TENN. MY COMM. EXP. 10/2/2007

Witness my hand this the 10th day of July, 2003.

Regina Fernandez
REGINA M. FERNANDEZ f/k/a
REGINA M. BRENNER

STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named REGINA M. FERNANDEZ, the bargainor, with whom I am personally acquainted (or who has both proved to me on the basis of satisfactory evidence), and who has acknowledged that she executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 10th day of July, 2003.

JAY E. SCOTT NOTARY PUBLIC AT LARGE SUMNER CO. TENN. MY COMM. EXP. 6/2/2007

Notary Public My Commission expires:

I hereby swear or affirm that to the best of affects knowledge, information and belief that actual consideration for the transfer is $ -0-.

Affiant's Name

Subscribed and sworn to before me this the 10th day of July, 2003.

JAY E. SCOTT NOTARY PUBLIC AT LARGE SUMNER CO. TENN. MY COMM. EXP. 6/2/2007

Notary My Commission expires:

No title search was performed of the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title to property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.