Record 1st

THIS INSTRUMENT WAS PREPARED BY:
KARLA C. HEWITT, ESQ
2501 CROSSFIELD DRIVE
NASHVILLE, TENNESSEE 37214
FROM INFORMATION FURNISHED BY THE PARTIES

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is *None*.

ROSALIND TRIANA FITTS Affiant

Subscribed and sworn to before me on this 10th day of May, 2003.

NOTARY PUBLIC
My commission expires: 1/18/06

Address New Owner as Follows:
Rosalind Triana Fitts
1914 Valley Park Drive
Nashville, TN 37216

Send Tax Bills to:
CMMC Attn: Tax Dept
PO Box 572405
Murray, UT 84157-2405

Map-Parcel Numbers
Map 72-16
Parcel 62

Davidson County DEEDQC
Recvd: 08/18/03 16:49 2pgs
Fees:12.00 Taxes:0.00
20030818-0119576

QUITCLAIM DEED

WHEREAS, ANTONIO KEITH FITTS ("Grantor") and ROSALIND TRIANA FITTS ("Grantee") were married as husband and wife and subsequently divorced; and

WHEREAS, pursuant to the Divorce Decree entered by the Court in *Antonio Keith Fitts v. Rosalind Triana Fitts*, Fourth Circuit Court for the State of Tennessee, Davidson County, Case No. 98D-2099, Grantor and Grantee were divorced and all marital bonds between them were severed; and

WHEREAS, in said Divorce Decree, the Final Decree of Divorce awards to the Wife/Grantee all right, title and interest in and to the tract of land hereinbelow.

NOW, THEREFORE, for and in consideration of the sum of One and No/100 ($1.00) Dollar, cash in hand paid, and pursuant to the terms of said Final Decree of Divorce, ANTONIO KEITH FITTS, the Grantor, does hereby convey, remise, release and forever quitclaim unto ROSALIND TRIANA FITTS, the Grantee, her heirs and assigns, all of his 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. 30, Section Two on the Plan of Burchwood Gardens, as of record in Plat Book 2900, Page 66, 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 Antonio Keith Fitts and wife, Rosalind Shull Fitts by deed from Dorothy Sue Millner, unmarried (formerly Dorothy Sue Snodgrass) of record in Deed Book 9902, page 37 Register's Office for said County.
>
> For the purposes of this transaction the said Rosalind Shull Fitts is one and the same person as Rosalind Triana Fitts
>
> This conveyance is subject to Restrictive Covenants of record in Deed Book 3000, page 528, Register's Office for said County.
>
> This improved property is known as 1914 Valley Park Drive, Nashville, Tennessee 37216

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

IN WITNESS WHEREOF, I have hereunto set my hand on this 10 day of MAY, 2003.

Antonio Keith Fitts
ANTONIO KEITH FITTS

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, ANTONIO KEITH FITTS, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 10 day of May, 2003.

Louise R. Fontenot
NOTARY PUBLIC



My commission expires: My Commission Expires JUL 26, 2003

THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND KARLA C. HEWITT, ATTORNEY, SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION OR SETTLEMENT.