STATE OF TENNESSEE
COUNTY OF HAMILTON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ -0-

Michael Montgomery
Affiant

SUBSCRIBED TO AND SWORN TO ME, THIS THE 18th DAY OF September, 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3-24-07

**THIS INSTRUMENT PREPARED BY:**

USA Title & Escrow, Inc.
1802 Williamson Court, Suite 200
Brentwood, TN 37027

FROM:

James E. Sanderfer

TO:

Michael W. Montgomery

| NAME AND ADDRESS OF NEW OWNERS: | SEND TAX BILLS TO: | MAP-PARCEL NUMBER: |
|---|---|---|
| Michael W. Montgomery<br>4005 & 4007 Shufeld Court<br>Antioch, TN 37013 | same | 148.14-0-289.00 |

Davidson County DEEDQC
Recvd: 10/09/03 09:18 2pgs
Fees:12.00 Taxes:0.00
20031009-0149851

## QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, James E. Sanderfer, has bargained and sold and does hereby quitclaim, transfer and convey any and all interest which he has in the hereinafter described property to Michael W. Montgomery, his heirs and assigns, forever, being that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Being Lot No. 27 on the Plan of Colewood Acres, Section 5, as of record in Book 5200, page 303, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to James E. Sanderfer and Michael W. Montgomery, by deed from Jodhan Singh, Trustee U/A/D of the Singh Revocable Living Trust, dated July 31, 1998 and recorded August 6, 1998, in Book 11054, page 704, Register's Office for Davidson County, Tennessee.

This is improved property known as 4005 & 4007 Shufeld Court, Antioch, TN 37013.

Grantor, , James E. Sanderfer, is married; however neither he nor any member of his family has occupied said real property as homestead. Property was purchased by Grantor as invesment property only.

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

In Witness Whereof, I have hereunto set my hand and signature on this the 18 day of September, 2003.

James E. Sanderfer III
JAMES E. SANDERFER

**STATE OF TENNESSEE**
**COUNTY OF HAMILTON**

On this the 18th day of Sept., 2003, before me personally appeared, James E. Sanderfer, 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 foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office, this the 18th day of Sept, 2003.

NOTARY PUBLIC

My Commission Expires: 12/28/04

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED