QUITCLAIM DEED

LINDSAY C. KING NOTARY PUBLIC AT LARGE WILLIAMSON COUNTY, TN

B1203-857R

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ -0-

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 11th DAY OF February 2004

Notary Public

MY COMMISSION EXPIRES: Aug 7, 2007
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Security Escrow and Title Company, 750 Old Hickory Blvd. Suite 165, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Peggy Sullivan & Edward Sullivan (NAME)	Argent Mortgage Company, LLC. (NAME)	119-10/209
2901 Dobbs Ave. (ADDRESS)	1 City Blvd. West, Suite 1500 (ADDRESS)	
Nashville, Tennessee 37211 (CITY) (STATE) (ZIP)	Orange CA 92868 (CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Peggy Sullivan, an unmarried woman

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND QUITCLAIMED, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Peggy Sullivan, an unmarried woman and Edward Sullivan, an unmarried man

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL THEIR RIGHT, TITLE AND INTEREST IN AND TO THAT CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Being Lot No. 19 of Block F on the Map of Woodbine Courts, Part No. I. As of record in Book 1130, page 39, in the Register's Office for said County.

Beginning at a point in the westerly margin of Dobbs Avenue, the common corner of Lot Nos. 18 and 19; thence with the line between said Lots, westerly 150 feet to point; thence northerly 95 feet to a point in the south margin of Thompson Lane as widened and located; thence with the margin of same, easterly 101.2 feet to a concrete monument at the beginning of a curve; thence around said curvein southeasterly direction, having a radius of 50 feet, a distance of 77.3 feet to another concrete monument in the westerly 46.2 feet to the point of beginning.

BEING THE SAME PROPERTY conveyed to Peggy D. Sullivan by AFFIDAVIT OF HEIRSHIP dated 10/26/95 of record in Book 9843, page 437, in the aforesaid Register's Office.

THIS CONVEYANCE IS SUBJECT TO any and all restrictions, easements, setback lines, conditions, plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

Said property having a physical address of: 2901 Dobbs Avenue, Nashville, Tennessee 37221 (119-10/209).

Davidson County DEEDQC
Recvd: 02/12/04 11:38 2pgs
Fees:12.00 Taxes:0.00

20040212-0016883

unimproved ( )
This is improved (X) property, known as 2901 Dobbs Ave., Nashville, Tennessee 37211
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 11th day of February 2004

Peggy D. Sullivan 2/11/04

Edward D. Sullivan 2/11/04

STATE OF TENNESSEE
COUNTY OF

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Peggy J. Edward Sullivan

the bargainor _____, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Davidson County, Tennessee, this 11th day of February, 2004.

Commission expires August 7, 2007

Lindsay C. King
Notary Public

STATE OF TENNESSEE
COUNTY OF

Before me, ~~the~~ undersigned a Notary Public within and for the State and County aforesaid, personally appeared ~~he~~ _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____ 19_____.

My commission expires _____

Notary Public

LINDSAY C. KING
NOTARY PUBLIC AT LARGE
WILLIAMSON COUNTY, TN