Instrument prepared by:
Wilson and Associates, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
V2008-3099
Reo Ln # 0002463222

Davidson County DEEDQC
Recvd: 03/22/04 14:05 3pgs
Fees:17.00 Taxes:0.00
20040322-0032212

QUITCLAIM DEED

Quitclaim deed made on the 20 day of January, 2004, by TCIF, LLC, Grantor.

Grantor does hereby convey, remise, release and forever quitclaim to JP Morgan Chase Bank, as Trustee for the Truman Capital Mortgage Loan Trust 2002-1, all of its right, title and interest in the following land in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot Number 12, Block A on the Plan of the First Section of Croleywood Subdivision of record in Book 1130, page 65, Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to TCIF, LLC, its successors and assigns, by Trustee's Deed from Robert M. Wilson, Jr., as Successor-Trustee, filed on September 24, 2003, as instrument number 20030924-0141805 in the Register's Office of Davidson County, Tennessee.

More commonly known as: 409 West Bend Drive, Nashville, Tennessee

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

WD
Tue

IN WITNESS WHEREOF, this indenture is executed in the name of the Grantor on the day and year first above written.

TCIF, LLC, by its Attorney-in-Fact,
Fairbanks Capital Corp.

BY: _____

ACKNOWLEDGMENT

STATE OF Utah

COUNTY OF Salt Lake

Before me, the undersigned, a Notary Public of the state and county mentioned, personally appeared AVIVA BUSH, DOC. CONTROL OFFICER, to me personnaly well-known, who acknowledged that he/she is the _____ of Fairbanks Capital Corp., a corporation, as attorney-in-fact for TCIF, LLC, a corporation, and that he/she, as such officer, being authorized so to do, has executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation as such attorney-in-fact by himself/herself as such officer.

WITNESS my hand and seal on this 30 day of _____, 2004.

_____
Notary Public

My commission expires:

_____

Notary Public
EMMA SHANER
3815 South West Temple
Salt Lake City, Utah 84115
My Commission Expires
April 22, 2007
State of Utah

Property owner and party responsible for payment of taxes:
JP Morgan Chase Bank, as Trustee for the
Truman Capital Mortgage Loan Trust 2002-1
C/o Fairbanks Capital Corp.
3815 South West Temple
Salt Lake City, UT 84115-4412
Parcel number: 091-13-0-198.00

After recording return to:
Associates Closing & Title – Huron
11501 Huron Lane
Little Rock, AR 72211

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, $ ~~0~~, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant

Subscribed and sworn to before me this 30th day of January, 2004.

Notary Public

CHERI D. WELDY NOTARY PUBLIC AT LARGE EXPIRES ~~5/30/07~~ DAVIDSON COUNTY, TENN.

My commission expires:

5/30/07
(Seal)

Property owner and party responsible for payment of taxes:
~~Thomas Mark Clarson and Lori Clarson~~
~~409 West Bend Drive~~
~~Nashville, TN, 37209~~

JP Morgan Chase Bank
C/O Fairbanks Capital Corp.
3815 South West Temple
Salt Lake City, UT
84115-4412

Map No. 091-13-0-198.00

Return to:

Associates Closing & Title – HURON
11501 Huron Lane
Little Rock, AR 72211