STATE OF TENNESSEE
**COUNTY OF DAVIDSON**

**The actual consideration or value, whichever is greater, for this transfer is $-0-.**

Subscribed and sworn to before me, this 11 day of Feb, 2004.

THERESA C. RICHARDSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

My Commission Expires:

My Comm. Exp. May 30, 2007

**Affiant**

Theresa C Richardson
Notary Public

Davidson County DEEDQC
Recvd: 03/25/04 13:33 2pgs
Fees:12.00 Taxes:0.00

20040325-0033834

# *Quit Claim Deed*

**29218**

*This instrument was prepared by*

***First National Financial Title Services, Inc..***

205 Powell Place, Ste. 227

Brentwood, TN 37027

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: |
|---|---|
| **Jose Frias Martinez** | America' s Wholesale Lender |
| **704 Tina Court** | P.O. Box 670009 |
| **Nashville, TN 37211** | Dallas, TX 75267-0009 |
| **MAP & PARCEL NO.: 149-09-0 183.00** | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **Jose Frias Martinez, Miguel Frias and Francisco Frias Martinez, joint tenants with the right of survivorship**

HEREINAFTER CALLED GRANTOR(S), HAS/HAVE CONVEYED AND QUITCLAIMED, AND BY THESE PRESENTS DOES/DO HEREBY TRANSFER AND CONVEY UNTO **Jose Frias Martinez**

**HEREINAFTER CALLED GRANTEE(S), HIS/THEIR HEIRS AND ASSIGNS, ALL HIS/THEIR RIGHTS, TITLE AND INTEREST IN A CERTAIN TRACT OR PARCEL OF LAND, LOCATED IN Davidson COUNTY, STATE OF TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

Land in Davidson County, Tennessee, being Lot No. 80, on the Plan of Barclay Square Subdivision, Section III, of record in Book 4675, Page 154, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Jose Frias Martinez, Miguel Frias and Francisco Frias Martinez, joint tenants with right of survivorship by Warranty Deed from Ruby Christine Reasonover, Terry Reasonover, Newson Reasonover, Herbert Reasonover, Harry Reasonover, Ann Hoffman, Virginia Sue Perkeypile, and Faye Grisham, dated 06/12/1997, recorded 06/16/1997, in Book 10494, Page 146, in the Register's Office ofDavidson County, Tennessee Records.
FRANCISCO FRIAS MARTINEZ HAVING SINCE BEEN DECEASED,
**Map & Parcel #149-09-0 183.00** DATE OF DEATH APRIL 6, 2001.

THIS IS IMPROVED PROPERTY KNOWN AS: **704 Tina Court, Nashville, TN 37211**

THE FIRST PARTIES HEREIN STATE THAT THE ABOVE DESCRIBED PROPERTY IS NOT AND HAS NOT EVER BEEN USED BY THEM, THEIR SPOUSES OR DEPENDENTS AS A PRINCIPAL PLACE OF RESIDENCE AS SET OUT IN TCA 26-2-301 AND THAT THEIR ACTUAL PRINCIPAL RESIDENCE IS 3509 DONNA KAY DRIVE, NASHVILLE, TN 37211

WITNESS OUR HANDS THIS 11 DAY OF Feb, 2004.

Miguel Frias

*Miguel Frias*

X Jose' Frias Martinez

Jose Frias Martinez

STATE OF TENNESSEE
COUNTY OF DAVISON

On this 11 day of Feb 2004, before me personally appeared Miguel Frias ~~and wife Maria Campa~~, to me known to be the person(s) described in or proved to me on the basis of satisfactory evidence, and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal.

THERESA C. RICHARDSON NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TN

My Commission Expires:

My Comm. Exp. May 30, 2007

Notary Expiration

Theresa C Richardson

Notary Public

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QUITCLAIM DEED

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