This Instrument Prepared By & Return to:
Title Enterprise Service Company, LLC.
320 Seven Springs Way, Suite 150
Brentwood, TN 37027
9040128
Information in this document furnished by the parties and relied upon by the preparer of this document.

Davidson County DEEDQC
Recvd: 04/05/04 11:20 2pgs
Fees:12.00 Taxes:0.00
20040405-0038040

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Phillip O. Morgan, Jr. married,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Phillip O. Morgan, Jr. and wife, Karen R. Morgan** all my rights, title and interest in and to the following described real estate, to-wit:

A certain tract or parcel of land located in Davidson County, Tennessee, described as follows to-wit:

Being Lot No. 90, Revision of Lots 80-93, Section Four on the Plan of Greenwood Hills of record in Plat Book 4955, page 88, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete legal description.

Being the same property conveyed to Phillip O. Morgan, Jr., married, from Allen I. Alston and wife, Shirley H. Alston by Warranty Deed dated February 28, 1992 and recorded March 3, 1992 in Book 8563, page 976, Register's Office for Davidson County.

This conveyance is subject to Easement of record in Book 8563, page 974; Restrictions of record in Book 5098, page 743; Book 5871, page 118; and Book 5893, page 182; and all matters of record on plat in Plat Book 4955, page 88, Register's Office for Davidson County.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 26 day of March, 2004.

Phillip O Morgan JR.
Phillip O. Morgan, Jr.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 26 day of March, 2004, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Phillip O. Morgan, Jr.** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

DAVID ROETGER NOTARY PUBLIC DAVIDSON COUNTY, TENN. AT LARGE

Notary Public

9-24-05
My Commission Expires:

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 26 day of March, 2004.

Notary Public

My Commission Expires: 9.24.05

DAVID ROETGER
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Tax/Map ID & Parcel
133-12-273.00

New Owners:
Phillip and Karen Morgan
3816 Eckhart Drive
Nashville, TN 37211

Send Tax Bills to :
Wells Fargo Home Mortgage
11301 Carmel Commons Blvd
Charlotte, NC 28226