3/27A

Davidson County DEEDQC
Recvd: 07/02/04 15:05 2pgs
Fees:12.00 Taxes:0.00
20040702-0079409

THIS INSTRUMENT PREPARED BY AND RETURN TO:
Serkin and Kilpatrick
Attorneys-at-Law
213 Ward Circle, Ste. 200
Brentwood, TN 37027

QUITCLAIM DEED

State of Tennessee, Williamson County
The actual cash consideration or whichever is greater, for this transfer is $0.00.

Affiant

MARK W. KILPATRICK NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TENN.

Subscribed and sworn to before me, this the 1st day of July, 2004.

NOTARY PUBLIC
My Commission Expires: 4/26/05

ADDRESS NEW OWNER:
Tuan Kiet Tran Le
1920 Karen Drive
Nashville, TN 37217

SEND TAX BILLS TO:
Same

MAP-PARCEL
107-5-167

**Instrument prepared solely upon the information supplied by the parties and no representation is made by the preparer as to the title to the property.*

FOR AND IN CONSIDERATION of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged,

I, **Lich Duyet Tran Le and wife, Uyen Thanh Ho** by these presents do hereby quitclaim and convey all our right, title and interest, unto **Tuan Kiet Tran Le, an unmarried man,** his successors and assigns, the following described or parcel of land, to wit:

Land in Davidson County, Tennessee, being Lot No. 165 on the Plan of Bel Air Subdivision, Section II, of record in Plat Book 2900, page 31, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Lich Duyet Tran Le and Tuan Kiet Tran Le, both unmarried by Warranty Deed dated 10/28/96 from Smithy H. McClain, unmarried and Lester C. McClain, married of record in Book 10249, page 437, Register's Office for Davidson County, Tennessee.

Lich Duyet Tran Le is one and the same person as Duyet Le.
Uyen Thanh Ho being one and the same person as Uyenthanh Thi Ho.
Tuan Kiet Tran Le being one and the same person as Le Kiet.

Source of Description: This legal description obtained from information on the previous deed of record and information provided by both parties, the accuracy of which is not guaranteed.

Subject to all matters appearing on the plan of record in Plat Book 2900, page 31, Register's Office for Davidson County, Tennessee.

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

This is improved (X) property known as: 1920 Karen Drive, Nashville, Tennessee, 37217

IN WITNESS WHEREOF, I have hereunto set my hand on this the _____ day of _____, 2004.

Lich Duyet Tran Le

Uyen Thanh Ho

STATE OF **Tennessee**
COUNTY OF **Williamson**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, **Lich Duyet Tran Le and Uyen Thanh Ho,** the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Brentwood, Tennessee, this 1st day of July, 2004.

NOTARY PUBLIC

My Commission Expires:
4/26/05

MARK W. KILPATRICK NOTARY PUBLIC AT LARGE ROBERTSON COUNTY, TENN.

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____, with whom I am personally acquainted and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at _____, Tennessee, on this _____ day of _____, 2004.

My commission Expires:
_____

NOTARY PUBLIC

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named _____ _____ with whom I am personally acquainted and who acknowledge that he/she executed the within instrument for the purposes therein contained and who further acknowledged that he/she is the "attorney in fact" of _____ and is authorized by him/her to execute this instrument on his/her behalf, as his/her free act and deed.

Witness my hand and official seal at _____, _____, on this _____ day of _____, 2004.

My Commission Expires:
_____

NOTARY PUBLIC