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THIS INSTRUMENT PREPARED BY:
Andréa Elaine Phelan, Attorney
631 Woodland Street
Nashville, TN 37206

Davidson County DEEDQC
Recvd: 09/16/04 11:41 1pgs
Fees:12.00 Taxes:0.00
20040916-0111599

Tax Parcel No: 136-3A-83

Send Tax Bills to: Union Planters Mortgage
P.O. Box 2127
Memphis, TN 38101-2127

Address New Owner: Phillip H. Miller
631 Woodland St.
Nashville, TN 37206

FROM: Mary Rolando **TO:** Phillip H. Miller

QUITCLAIM DEED

THIS INSTRUMENT made and entered into on this _____ day of August, 2004 by and between Mary Rolando, party of the first part, and Phillip Miller, party of the second part.

WITNESSETH

That for and in consideration of the sum of one and no/100ths ($1.00) dollars cash in hand paid and for the express purpose of making a re-conveyance to create a sole tenancy in Phillip H. Miller, I Mary Rolando by these presents do hereby quitclaim and convey unto Phillip H. Miller, his successors and assigns, the following described tract or parcel of land, to wit:

A certain condominium apartment in Davidson County, Tennessee, being Townhouse No. 83, Building No. 9, in a Horizontal Property Regime located on the plat of Priest Lake Park Condominium Townhouses, Phase 1, as of record in Book 4460, Page 88, Register's Office for said County, to which reference is here made.

Being the same property conveyed to Mary Rolando by deed from Michael Eugene Keown and wife, Corliss B. Keown of record in Book 5339, Page 785, Register's Office for Davidson County, Tennessee.

Being the same improved property commonly known as: Townhouse #83, 4000 Anderson Road – Nashville Tennessee 37217.

IN TESTIMONY WHEREOF, the parties have hereunto set their hands, the day and date first above-written.

Mary Rolando
Mary Rolando

State of Tennessee }
County of Davidson }

The Actual Consideration or Value, whichever is greater for this transfer is $1.00

Affiant- Phillip H. Miller

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS AS TO THE STATUS OF THE TITLE TO THE PROPERTY HEREIN CONVEYED.

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named parties, with whom I am personally acquainted, and who acknowledged that she executed the foregoing **QUITCLAIM DEED** for the purposes therein contained.

WITNESS my hand and official seal this 2nd day of ~~August~~ September 2004.

My commission expires: May 24, 2004

Maria F. Morris
NOTARY PUBLIC

MARIA F. MORRIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.