40-A

This instrument was prepared by
Roger D. Baskette, Jr., Attorney, 95 White Bridge Road, Ste. 223, Nashville, TN 37205

Davidson County DEEDQC
Recvd: 12/01/04 15:44 2pgs
Fees:12.00 Taxes:0.00
20041201-0143269

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:
Fred Berry
342 Stewarts Ferry Pike
Nashville, TN 37214

SEND TAX BILLS TO:
New Owner

MAP PARCEL NOS.
Map 96-7-0-A
Parcel 019.00CO

FOR A VALUABLE CONSIDERATION, the receipt and sufficiency of which is hereby acknowledged,

WITNESSETH, that, I, Celeste Berry,("Grantor") do hereby remise, release, and quitclaim all my right, title, and interest in and to the herein after property unto Fred Berry,("Grantee"), his heirs and assigns, a certain tract or parcel of land, together with all tenements, hereditaments and appurtenances thereto located in Davidson County, State of Tennessee, more particularly described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Lot No. 3, Unit No. 2, of Bianca Square Condominiums, of record in Book 5800, page 101, as amended in Book 5200, page 661, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description of said unit.

Being the same property conveyed to Fred Berry and Celeste Berry by Quitclaim Deed from Thomas C. Skinner and wife Janet W. Skinner, of record in Book 8022 at page 250, said Register's Office.

This is improved property, known as 342 Stewarts Ferry Pike, Nashville, Tennessee 37217.

IN WITNESS WHEREOF, this Quitclaim Deed has been executed this 23rd day of April, 2004.

BY: Celeste Berry
Celeste Berry

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Subscribed and sworn to before me, this the 23rd day of April, 2004.

Celeste Berry
AFFIANT

Roger D. Baskette Jr.
NOTARY PUBLIC

COMMISSION EXPIRES: 05/28/06

STATE OF TENNESSEE
COUNTY DAVIDSON

Personally appeared before me the undersigned, a **NOTARY PUBLIC** in and for said County and State, the within named, Celeste Berry, the bargainor with whom I am personally acquainted and who acknowledged that she executed the within deed for the purposes therein contained.

WITNESS my hand and official seal at Office at Nashville, Tennessee, this the 23rd day of April, 2004.

Roger D. Baskette Jr.
NOTARY PUBLIC

COMMISSION EXPIRES: 05/28/06