PREPARED BY AND RETURN TO:

Land Title South, Inc.

501 Corporate Centre Drive, Suite 360
Franklin, TN 37067
Ph. (615) 778-9828 Fax (615) 778-3134

Davidson County DEEDQC
Recvd: 03/02/05 12:44 2 pgs
Fees:12.00 Taxes:0.00

20050302-0022991

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Teresa F. Morgan and Clay E. Morgan 1713 Bonner Avenue Nashville, TN 37215	New Owner

TAX MAP - PARCEL NUMBERS: 131.03-0-110.00

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, I, **TERESA F. MORGAN,** have this day bargained and sold, and by these presents do hereby quitclaim and convey unto **TERESA F. MORGAN AND HUSBAND, CLAY E. MORGAN,** their heirs and assigns, all of my right, title and interest in and to the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 39 on the Plan of Green Hills Subdivision, No. 2 of record in Plat Book 547, page 139, Register's Office for said County. Said Lot No. 39 fronts 80 feet on the southerly margin of Bonner Avenue and extends back between parallel lines 150 feet along the easterly margin of Green Hills Avenue, save and except for a smaller triangular out of the northwest corner shown on said plan taken for the curve at the intersection of Bonner Avenue and Green Hills Avenue.

Being the same property conveyed to Teresa A. Fox by Warranty Deed from Lucca Properties, LLC, dated April 29, 1999, of record in Book 11462, page 774, Register's Office for Davidson County, Tennessee.
Teresa A. Fox n/k/a Teresa F. Morgan by marriage to Clay E. Morgan.

This property commonly known as: **1713 Bonner Avenue, Nashville, TN 37215**

WITNESS MY HAND on this the 23 day of Feb, 2005.

Teresa F. Morgan
TERESA F. MORGAN

STATE OF TENNESSEE COUNTY OF Davidson

PERSONALLY APPEARED BEFORE ME, the undersigned authority, a Notary Public in and for the State and County aforesaid, the within named bargainor, TERESA F. MORGAN, with whom I am personally acquainted (or proved identity with satisfactory evidence) and who acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

WITNESS MY HAND AND OFFICIAL SEAL, this the 23 day of Feb, 2005.

My commission expires:
3/26/06

Muhammad Amadi
Notary Public (Seal)

MUHAMMAD QAMDI NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TN

STATE OF TENNESSEE COUNTY OF Davidson

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the 23 day of Feb, 2005.

Teresa J. Morgan
Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the 23 day of Feb, 2005.

My commission expires:
3/26/06

Notary Public

