Return To:
Buyers Title & Escrow, LLC
5210 Maryland Way, Suite 201
Brentwood, TN 37027

QUITCLAIM DEED

FROM: **Angelyse I. Sanders and Scheree L. Sanders Rahn**

TO: **Michael J. Philbin, Trustee**

FROM: **Michael J. Philbin, Trustee**

TO: **Scheree L. Sanders Rahn**

Davidson County DEEDQC
Recvd: 07/13/05 08:17 3 pgs
Fees:22.00 Taxes:0.00
20050713-0080915

Name and Address of New Owner	Name and Address of Persons or of Entity Responsible for Payment of Property Taxes	Map – Parcel Number(s)
Scheree L. Sanders Rahn 3021 Brantley Drive Antioch, TN 37013	**SAME**	**150-6-239**

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and for the express purpose of creating a fee simple estate in Scheree L. Sanders Rahn, We **Angelyse I. Sanders, a married woman and Scheree L. Sanders Rahn, an unmarried woman,** do hereby convey, remise, release and quitclaim unto **Michael J. Philbin, Trustee**, his successors and assigns, the following described parcel of land in **Davidson** County, Tennessee:

Being Lot No. 24 on the Plan of Percy Priest Meadows Addition, Section 1, as of record in Plat Book 6900, page 513, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Angelyse I. Sanders, an unmarried person and Scheree L. Sanders Rahn, an unmarried person by deed from Sandra Gibbs, unmarried of record in Instrument No. 20010503-0045235 and re-recorded in Instrument No. 20011213-0137879 Register's Office for Davidson County, Tennessee.

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

And now, I, the said **Michael J. Philbin, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby convey, remise, release and forever quitclaim unto **Scheree L. Sanders Rahn, an unmarried woman,** her respective heirs and assigns, the same property hereinabove described, to which reference is hereby made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

WITNESS our hands this 29 day of June, 2005

Angelyse I. Sanders

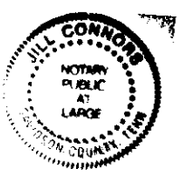
Michael J. Philbin, Trustee, TRUSTEE

Scheree L. Sanders Rahn

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 Angelyse I. Sanders and Scheree L. Sanders Rahn, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29TH day of June, 2005.



Jill Connors
Notary Public

Jill Connors
Printed Name of Notary

My Commission Expires: 7-19-08

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 Michael J. Philbin, Trustee, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 29TH day of June, 2005.

Jill Connors
Notary Public



Jill Connors
Printed Name of Notary

My Commission Expires: 7-19-08

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ - 0 -.

Affiant

Subscribed and sworn to before me, this 29TH day of June, 2005.

Notary Public

JILL CONNORS
NOTARY PUBLIC AT LARGE
DAVIDSON COUNTY, TENN.

Printed Name of Notary

My Commission Expires: 7-19-08

This instrument prepared by:
Michael J. Philbin, P.C.
2021 Richard Jones Road, Suite 220
Nashville, TN 37215