This Form furnished by: ***HELEN SFIKAS ROGERS*, ATTORNEY AT LAW, ROGERS & ASSOCIATES**, 2205 State Street, Nashville, Tennessee 37203

FROM:

RICHARD LOUIS ROSA

TO:

SANDRA KAY ROSA

Davidson County DEEDQC
Recvd: 08/17/05 15:26 2 pgs
Fees:12.00 Taxes:0.00
20050817-0097871

QUITCLAIM DEED

New Owner & Address	Taxable Party	Map - Parcel - Lot
Sandra Kay Rosa 118 Quin Circle Nashville, Tennessee 37210	Sandra Kay Rosa 118 Quin Circle Nashville, Tennessee 37210	Map No. 95-10 Parcel No. 9.00 03DZ04650

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

THE TRANSFER TAX ON THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF *TENNESSEE CODE ANNOTATED § 67-4-409(a)(3)(E).* THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: **$ NONE**.

Richard Louis Rosa
RICHARD LOUIS ROSA

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 17TH, DAY OF August, 2005.

Lottie Scobee
NOTARY PUBLIC

MY COMMISSION EXPIRES: My Commission Expires JAN. 28, 2006
DATE

This Instrument Prepared By:

HELEN S. ROGERS
ROGERS & ASSOCIATES
Attorney at Law
2205 State Street
Nashville, TN 37203

(615) 320-0600

LOTTIE SCOBEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

I, ***RICHARD LOUIS ROSA*** do hereby Quitclaim to ***SANDRA KAY ROSA***, all my rights, title and interest in said real property as described below:

THE following described tract or parcel of land, situated in Davidson County, Tennessee, being described as follows:

BEING Lot No. 29 on the Plat of W. E. Quin, Jr.'s Lebanon Road Subdivision, of record in Plat Book No. 1424, Page No. 111, Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

BEING the same real property conveyed to Richard Louis Rosa and Wife, Sandra Kay Rosa, by Warranty Deed dated the 15th day of April, 1988, from Authur Hoak and Wife, Rose L. Hoak, of Record in Book No. 7523, Page No. 169, Register's Office for Davidson County, Tennessee.

This conveyance is subject to (1) Taxes (2) All restrictions of record (3) All easements of record (4) All visible easements (5) All matters appearing on the plan of record (6) All applicable Governmental and Zoning regulations and (7) All indebtedness on the real property as recorded in the Register's Office, Davidson County, Tennessee.

This conveyance is made pursuant to *Tennessee Code Annotated § 36-4-121* and a Pending Divorce Action in the Circuit Court of Davidson County, Tennessee, Docket No. 05D-2647, as partial settlement of the marital estate.

This is improved property, known as:

118 Quin Circle, Nashville, Davidson County, Tennessee 37210-2426

WITNESSED My Hand this the 17th day of Aug, 2005.

Richard Louis Rosa

RICHARD LOUIS ROSA

STATE OF TENNESSEE }

COUNTY OF DAVIDSON }

Personally appeared before me, Lottie Scobee, a Notary Public in and for said County and State, the within named ***RICHARD LOUIS ROSA***, 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 of therein contained.

WITNESS my hand at Nashville, Tennessee, this the 17th day of August, 2005.

Lottie Scobee

NOTARY PUBLIC

My Commission Expires: My Commission Expires JAN. 28, 2006

DATE

LOTTIE SCOBEE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.