THIS INSTRUMENT PREPARED BY:
MARTHA CHILD, ATTORNEY AT LAW
392 Harding Place, Suite 215, Nashville, TN. 37211
(615) 834-4300

QUITCLAIM DEED

New Owner:	**Send Tax Bills:**	**Map & Parcel Nos.**
Stephanie C. Garcia 1305 Kermit Avenue Nashville, TN 37217	Union Planters Bank, NA 2019 Richard Jones Road Nashville, TN 37215	Map 120-2 Parcel 33

For and in Consideration of A Final Decree of Divorce in the Circuit Court for Davidson County, Tennessee, Arturo Torres Garcia, (aka Arturo Garcia Torres), by these presents do hereby quitclaim and convey unto Stephanie Carol Garcia, her successors and assigns, any and all marital right, title, and interest in and to the following described tract of land, situated, lying and being in Davidson County, Tennessee, and is more particularly described as follows, to wit:

BEING Lot No. 220, on the Plan of Miro Meadows, of record in Plat Book 1424, page 94 & 95, Register's Office for Davidson County, Tennessee, to which plat reference id hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to Stephanie C. Garcia and Husband Arturo Torres Garcia (aka Arturo Garcia Torres) by deed from Kathy B. Barns, of record under instrument number 20020328-0038399, Register's Office for said County.

This conveyance is subject to any all existing easements and restrictions of record.

This conveyance is subject to indebtedness thereon.

This conveyance is being made in consideration of a Final Decree of Divorce of the parties in the Circuit Court for Davidson County, Tennessee, under Docket Number D5D-2442.

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is -0-.

Affiant

Subscribed and sworn to before me this the 28th day of June, 2005.

My Commission Expires:
8-4-06

Notary Public

Davidson County DEEDQC
Recvd: 09/20/05 10:34 2 pgs
Fees:12.00 Taxes:0.00
20050920-0112858

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

Witness my hand this the 27 day of JUNE, 2005.

Arturo Torres Garcia
aka Arturo Garcia Torres

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, Arturo Torres Garcia, aka Arturo Garcia Torres, the within name bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this the 27th day of June, 2005.

My Commission Expires:
Jan. 24, 2009

Notary Public

JOAN L. MADER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

quitc-d3
ibmpts