This Instrument prepared by:
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Davidson County DEEDQC
Recvd: 11/28/05 12:37 2 pgs
Fees:12.00 Taxes:0.00
20051128-0142812

QUIT CLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PAR. #
Betty Carranza 5105 Illinois Avenue Nashville, Tennessee 37209	Equiprime, Inc. 3343 Perimeter Hill Drive #111 Nashville, Tennessee 37211	91-11-116 12W-12205

KNOW ALL MEN BY THESE PRESENTS:

That Jose I. Carranza, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed September 22, 2005, in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 5D-3460, between Betty Carranza, Plaintiff, and Jose I. Carranza, Defendant, does hereby demise, release and forever quitclaim unto the said Betty Carranza, her heirs, successors and assigns, all of his title, interest and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, described as follows:

> BEING Lot Nos. 1010 and 1012 on the No. 1 Plan of West Nashville, of record in Plat Book 57, Pages 74 & 75, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property conveyed by Doris Diana Morton, n/k/a Doris Diana Barton, and husband, Tommy R. Barton, to Jose I. Carranza and wife, Betty Carranza, by Warranty Deed of record in Book 11363, Page 572, Register's Office, Davidson County, Tennessee.

The said Betty Carranza hereby assumes, agrees to pay and agrees to hold Jose I. Carranza harmless from one Deed of Trust Note in favor of Equiprime, Inc., said note bearing an original unpaid principal balance of $66,000.00. Note is evidenced by a Deed of Trust of record as Instrument No. 20030228-0026537, Register's Office, Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.

This improved property known as 5105 Illinois Avenue, Nashville, Tennessee, 37209.

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

IN WITNESS WHEREOF, I have hereunto set my hand this 25th day of November, 2005.

JOSE I. CARRANZA

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named JOSE I. CARRANZA, the Bargainor, with whom I am personally acquainted, and who acknowledged to me that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 25th day of November, 2005.

NOTARY PUBLIC

BRIANA C. PLUNKETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires: 5/23/09

****

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

BETTY CARRANZA
Affiant

Sworn to and subscribed before me
this 25 day of Nov, 2005.

NOTARY PUBLIC

JUNE N. [illegible]
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON [illegible]

My Commission Expires: 5/24/08

This instrument prepared from information provided by parties.