This Instrument Was Prepared By:
Consumer Trust Title & Escrow, LLC
219 Ward Circle, Ste 3
Brentwood, TN 37027

Davidson County DEEDQC
Recvd: 03/02/06 11:35 2 pgs
Fees:12.00 Taxes:0.00
20060302-0024251

QUITCLAIM DEED

FROM: BRIAN M. SIPPLE AND WIFE, MARI A. CARRUBA a/k/a MARIA A. CARRUBA

TO: BRIAN M. SIPPLE AND WIFE, MARI A. CARRUBA

SEND TAX BILLS TO:
BRIAN M. SIPPLE AND WIFE, MARI A. CARRUBA
7541 OAK HAVEN TRACE
NASHVILLE, TN 37209

MAP-PARCEL NUMBERS: 114-7-25

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

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

- Mari A. Carruba
Affiant

W. WILLIAM DAVIS STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY, TENN.

Subscribed and sworn to before me, this the 28th day of February, 2006.

Notary Public
My Commission Expires:

My Commission Expires JAN. 20, 2009

FOR AND IN CONSIDERATION of the sum of No Dollars ($0.00), but other good and valuable consideration each to the other received, WE, BRIAN M. SIPPLE AND WIFE, MARI A. CARRUBA a/k/a MARIA A. CARRUBA do hereby quitclaim, and by these presents do transfer and convey all of our right, title, and interest unto BRIAN M. SIPPLE AND WIFE, MARI A. CARRUBA, the said Grantee, in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING ALL OF LOT 25, OAKHAVEN SUBDIVISION,SECTION 5, OF RECORD IN INSTRUMENT NO. 20020618-0073568, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID PROPERTY.

THIS BEING THE SAME PROPERTY CONVEYED TO ERIC CRAFTON AND WIFE, MIIKO CRAFTON BY WARRANTY DEED OF JIMMY A.DUNCAN, TRUSTEE RECORDED JANUARY 29, 2001 IN INSTRUMENT NO. 20010129-0008478, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

PROPERTY WAS FURTHER CONVEYED TO BRIAN M. SIPPLE AND WIFE, MARIA A. CARRUBA BY WARRANTY DEED OF ERIC CRAFTON AND WIFE, MIIKO CRAFTON DATED APRIL 28, 2005 AND RECORDED APRIL 29, 2005 IN INSTRUMENT NO. 20050429-0047993, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

This is improved property known as 7541 Oak Haven Trace, Nashville, TN 37209.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 28th day of February, 2006.

Brian M. Sipple

Mari A. Carruba a/k/a Maria A. Carruba

****

STATE OF TN
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Brian M. Sipple & Mari A. Carruba a/k/a Maria A. Carruba with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this 28th day of February, 2006.

Notary Public

My Commission Expires:

W. WILLIAM DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY, TENN.

My Commission Expires JAN. 20, 2009