Davidson County DEEDQC
Recvd: 03/20/06 11:31 2 pgs
Fees:12.00 Taxes:0.00
20060320-0031639

This Instrument was prepared by:
J. Blake Freeman, Attorney
323 Emery Drive
Nashville, TN 37214-3113

THIS INSTRUMENT WAS PREPARED SOLELY UPON INFORMATION PROVIDED BY THE PARTIES HERETO. NO WARRANTY OF TITLE, EITHER EXPRESSED OR IMPLIED.

QUITCLAIM DEED

FOR AND IN CONSIDERATION of Ten and 00/100 ($10.00) Dollars and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Robert S. Flanagan, unmarried,** does hereby quitclaim and convey unto **Janet F. Flanagan and husband, Hollis R. Flanagan,** all of my right, title and interest in and to the following real property in Davidson County, Tennessee, to-wit:

A certain Condominium Unit in Davidson County, Tennessee, described as follows: Unit No. 137 in a Horizontal Property Regime as shown on the condominium site plan of Brooke Castle Condominiums, as of record in Book 6250, page 627 and amended in Book 6727, page 762 in the Register's Office for Davidson County, Tennessee.

BEING the same property conveyed to Robert S. Flanagan, unmarried, and Janet F. Flanagan, married, by Cash Deed from Alphonso Jackson, Acting Secretary of Housing and Urban Development of Washington, D.C. filed at Instrument No. 20040114-0005854, said Register's Office.

IN WITNESS WHEREOF, the parties have executed this instrument this_____ day of February, 2006.

Robert S. Flanagan

STATE OF TENNESSEE DAVIDSON COUNTY ss:

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Robert S. Flanagan, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, at office, this 20 day of February, 2006.

Notary Public

NOTARY PUBLIC AT LARGE DAVIDSON COUNTY

My Commission Expires:

My Commission Expires JAN. 27, 2007

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STATE OF TENNESSEE DAVIDSON COUNTY ss:

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

Robert Sean Flanagan
Affiant

Subscribed and sworn to before me this 20 day of February, 2006.

Notary Public

My Commission Expires: My Commission Expires JULY 27, 2007

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Map/Parcel: 075-08-0 A 040.00

NEW OWNER(S)

Janet F. Flanagan
512 Frankfort Drive
Hermitage, TN 37076

SEND TAX BILL TO:

New owner