Davidson County DEEDQC
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Fees:17.00 Taxes:0.00
20060426-0047926

This instrument prepared by:
Karen R. Sutton
3338 Johnakin Drive,
Nashville, Tennessee 37211

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St. Paul, MN 55117

mail to:

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
Karen and James Sutton	Karen and James Sutton	
3338 Johnakin Drive	3338 Johnakin Drive	Map/Parcel: 134.14-17
Nashville, Tennessee 37211	Nashville, Tennessee 37211	

31048880-1

FOR AND IN CONSIDERATION of ONE and no/100 Dollar ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, Karen R. Sutton, a married woman, formerly known as Karen R. Dyer, and joined by her spouse James A. Sutton by these presents do hereby quitclaim and convey unto the said Karen R. Sutton and James A. Sutton, wife and husband, as joint tenants with right of survivorship and not as tenants in common, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in Davidson County, Tennessee, described as follows:

BEING LOT 59, ON THE PLAN OF LUNE HEIGHTS, SECTION THREE, OF RECORD IN BOOK 2900, PAGE 138, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

The express purpose of this conveyance is to Add Spouse to Title.

Being the same property conveyed to Karen R. Dyer by Deed from Brandon Edward Massey and Karen Renee Massey, as tenants by the entirety of record, Instrument No. 20040929-0117084, said Register's Office.

This is unimproved ( ) property known as 3338 Johnakin Drive, Nashville, Tennessee 37211
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 12 day of April, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Karen R. Sutton f/k/a Karen R. Dyer

Karen R. Sutton f/k/a Karen R. Dyer

James A. Sutton

ACKNOWLEDGMENT

STATE OF Tennessee)
COUNTY OF Davidson) ss

Personally appeared before me, Sorin Diosan, a Notary Public in and for said County and State, **Karen R. Sutton f/k/a Karen R. Dyer** and **James A. Sutton** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at _____
this 12 day of April, A.D., 2006.

NOTARY STAMP/SEAL

NOTARY PUBLIC
Notary Commission Expires: July 22, 2006

AFFIDAVIT OF VALUE

STATE OF Tennessee)
COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $ 1.00
Subscribed and sworn to before me this the 12 day of April, 2006

(Affix Seal)

Karen R. Sutton
Affiant

Notary Public
My Commission Expires: July 22, 2009

Exhibit A

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATE IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON, AND STATE OF TENNESSEE, TO WIT:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

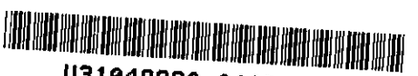
BEING LOT 59, ON THE PLAN OF LUNE HEIGHTS, SECTION THREE, OF RECORD IN BOOK 2900, PAGE 138, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

TAX ID #: 134.14-17

BY FEE SIMPLE DEED FROM BRANDON EDWARD MASSEY AND KAREN RENEE MASSEY, AS T/E AS SET FORTH IN INSTRUMENT NO. 20040929-0117084 AND RECORDED ON 9/29/2004, DAVIDSON COUNTY RECORDS.

THE SOURCE DEED AS STATED ABOVE IS THE LAST RECORD OF VESTING FILED FOR THIS PROPERTY. THERE HAVE BEEN NO VESTING CHANGES SINCE THE DATE OF THE ABOVE REFERENCED SOURCE.

Sutton



U31048880-010P03
QUIT CLAIM DEED
LOAN# 132654792
US Recordings