THIS INSTRUMENT WAS PREPARED BY:

Mary Frances Lyle, Esquire
AmSouth Center, Suite 2075
315 Deaderick Street
Nashville, Tennessee 37238-2075

Davidson County DEEDQC
Recvd: 05/01/06 13:33 2 pgs
Fees:12.00 Taxes:0.00
20060501-0049696

QUITCLAIM DEED

FROM: Shawn Fitzgerald Raybon

TO: Lejuanda Ranee Raybon

Address New Owner(s) as follows:

Lejuanda Ranee Raybon
4580 Clarksville Pike
Nashville, Tennessee 37218

Send Tax Bills To:

same

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, Lejuanda Ranee Raybon, after being first duly sworn according to law, do make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of a Divorce Decree and Marital Dissolution Agreement in that certain case styled Lejuanda Ranee Raybon v. Shawn Fitzgerald Raybon, Civil Action No. 05D-1371, Fourth Circuit Court of Davidson County, Tennessee and pursuant to a division of marital property and that there was no monetary consideration given for the transfer.

Lejuanda Ranee Raybon
LEJUANDA RANEE RAYBON

Sworn to and subscribed before me, this 24 day of April, 2006.

SONYA McDONNELL NOTARY PUBLIC AT LARGE DAVIDSON CO. TN

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES: SEPTEMBER 22, 2007

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00), and other good and valuable consideration, Shawn Fitzgerald Raybon, does transfer, quitclaim and convey unto the said Lejuanda Ranee Raybon, her heirs, successors, and assigns, all of his right, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows:

Beginning at an iron pin on the easterly margin of State Highway No. 112 or Clarksville Pike, 200 feet north of the northwest corner of the property conveyed to P.E. Merriman and wife, by Deed of Correction from R.B. Beal and wife, of record in Book 2961, page 70 of the Register's Office for said county; thence with the easterly margin of said Pike northwardly 227 feet to an iron pin; thence south 76 degrees east 300 feet to an iron pin; thence south 11 degrees 15 minutes west 252 feet to an iron pin; thence north 71 degrees west 300 feet to the beginning. Described according to a survey made by George W. Watkins, March 30, 1960.

Conveyance is subject to restrictions of record in Book 1129, page 543 of the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Argel Thomas Hale, Jr. And wife, Lois Wyatt Hale from R. B. Beal and wife, Elizabeth Corder Beal by Warranty Deed dated April 5, 1960 and recorded in Book 3069, page 167 of the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Shawn F. Raybon and wife, Lejuanda Raybon from Argel Thomas Hale, Jr. and wife, Lois Wyatt Hale by Warranty Deed dated January 19, 2001 and recorded as Instrument Number 20010119-0005805 of the Register's Office for Davidson County, Tennessee.

TO HAVE AND HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Lejuanda Ranee Raybon, her heirs, successors, and assigns, forever.

Witness my hand this 24 day of April, 2006.

SHAWN FITZGERALD RAYBON

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named SHAWN FITZGERALD RAYBON, the bargainer, 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 24th day of April, 2006.

NOTARY PUBLIC

My Commission Expires:

SONYA McDONNELL NOTARY PUBLIC AT LARGE DAVIDSON CO., TN
MY COMMISSION EXPIRES: SEPTEMBER 22, 2007