Davidson County DEEDQC
Recvd: 06/09/06 10:44 3 pgs
Fees:17.00 Taxes:0.00
20060609-0068596

RE-RECORD

Davidson County DEEDQC
Recvd: 03/16/06 08:19 2 pgs
Fees:12.00 Taxes:0.00
[redacted]
20060316-0030133

This instrument prepared by:
Michael G. Stabin
508 Sable Ridge Court
Nashville, Tennessee 37221

Quit Claim Deed

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Michael G. Stabin
508 Sable Ridge Court
Nashville, Tennessee 37221

MAIL TAX STATEMENT TO:
Michael G. Stabin
508 Sable Ridge Court
Nashville, Tennessee 37221

MAP PARCEL NUMBERS:

Map/Parcel: 156-01-0-A-26

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, Michael G. Stabin, an unmarried man and Judith C. Stabin, an unmarried woman, who acquired title as husband and wife has this day bargained and sold, and does hereby transfer and convey unto the said Michael G. Stabin, an unmarried man, Grantees herein, their successors and assigns, certain real estate in Davidson County, Tennessee as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Being the same property conveyed to Michael G. Stabin and Judith C. Stabin, husband and wife by Deed from D. Scott Fortune and Wife, Julie M. Fortune. of record in Book 20010213, Page 0014008 said Register's Office.

The express purpose of this conveyance is to Remove Co-Owner From Title.

This is unimproved ( ) property known as 508 Sable Ridge Court, Nashville, Tennessee 37221
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

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 5th day of January, 2006, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Michael G. Stabin

Judith C. Stabin

ACKNOWLEDGMENT

STATE OF Tennessee)
COUNTY OF Davidson) ss

Personally appeared before me, T. Steven Perry, a Notary Public in and for said County and State, **Michael G. Stabin** and **Judith C. Stabin** 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 5 p.m this 5th day of January, A.D., 2006.

NOTARY STAMP/SEAL

T. STEVEN PERRY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

T. Steven Perry
NOTARY PUBLIC
Notary Commission Expires: 7-25-09

AFFIDAVIT OF VALUE

STATE OF Florida)
COUNTY OF Duval)

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

Subscribed and sworn to before me this the 3 day of March, 2006

(Affix Seal)

Affiant

Notary Public
My Commission Expires: 1/20/07

COLLEEN J. TUTEN
Notary Public - State of Florida
My Commission Expires Jan 20, 2007
Commission # DD151844
Bonded By National Notary Assn.

Order Number: 8950379351

Borrower's Name: STABIN

Exhibit A

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 26 ON THE PLAN AMBER HILLS SUBDIVISION, AS OF RECORD IN PLAT BOOK 7900, PAGE 347, AND REVISED IN BOOK 7900, PAGE 377, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PREMISES AS CONVEYED TO MICHAEL G. STABIN AND JUDITH C. STABIN, HUSBAND AND WIFE FROM D. SCOTT FORTUNE AND WIFE, JULIE M. FORTUNE BY DEED RECORDED 02/13/2001, PARCEL ID# 156-1-A-26CO