QUITCLAIM DEED

State of Tennessee
County of Davidson

File in Box 14-A
File No.: 19825-1

The actual consideration for this transfer is $ -0- .

Affiant

Subscribed and sworn to before me, this the 27th day of June, 2006.

Notary Public

My commission expires: 3/27/[illegible]

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John T. Cook, P.C.
2927 Berry Hill Drive, Nashville, TN 37204-3126

Address of New Owner(s) as follows:	Send Tax Bills To:	Map-Parcel Numbers
Yalan Zhao	**"New Owner"**	**171-03-0-B-008co**
312 Culpepper Court		
Brentwood, TN 37027		

FOR AND IN CONSIDERATION OF THE SUM OF ONE DOLLAR, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

Shangbo Zhao and wife, Hui Su Wang

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED, AND BY THESE PRESENTS DO HEREBY CONVEY UNTO

Yalan Zhao, unmarried

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN AND TO A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, being Lot No. 276 on the Plan of First Revision, Fredericksburg, Section 5-A, a Planned Unit Development, as of record in Book 7900, Page 961, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

BEING the same property conveyed to Shangbo Zhao and wife, Hui Su Wang, by Warranty Deed from Radnor Homes, Inc., dated July 23rd, 1996, of record in Book 10130, Page 129, Register's Office of Davidson County, Tennessee.

THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions of Fredericksburg Homeowners' Association, Inc., of record in Book 8920, Page 65 and as amended in Book 9500, Page 393, Book 9860, Page 840 and in Book 10694, Page 541, Register's Office of Davidson County, Tennessee; easements and setback lines as set forth on the above plan of record; and taxes for the current year which have been prorated and assumed by the Grantee(s) herein.

This is Improved (X) unimproved (__) property, known as: **312 Culpepper Court, Brentwood, TN 37027**

Witness our hands this **27th** day of **June, 2006.**

Shangbo Zhao

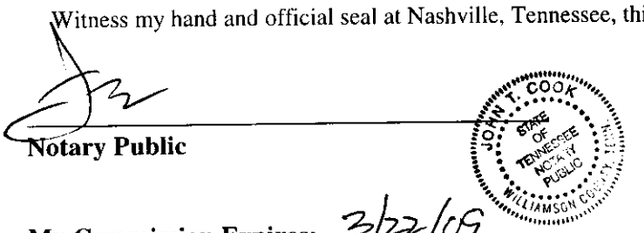
Hui Su Wang

Davidson County DEEDQC
Recvd: 06/29/06 14:26 2 pgs
Fees:12.00 Taxes:0.00
20060629-0078100

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Shangbo Zhao and wife, Hui Su Wang, the bargainors, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this **27th** day of **June, 2006.**



Notary Public

My Commission Expires: 3/22/09