This Instrument Prepared By:
ROBERT TODD JACKSON, ESQ.
The Premier Building
5217 Maryland Way, Suite 303
Brentwood, TN 37027

Davidson County DEEDQC
Recvd: 06/30/06 08:10 2 pgs
Fees:12.00 Taxes:0.00
20060630-0078173

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

AFFIANT

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

LEE ANN EDWARDS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Sworn to and subscribed before me on this the 21st day of June, 2006.

NOTARY PUBLIC

MY COMMISSION EXPIRES:
My commission expires: **May 22, 2010**

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	TAX M AP-PARCEL NOS.
Quoc Hung Nguyen 7732 Saddle Ridge Court Nashville, TN 37221	Same	127-229

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, Teri Huyen Vo, now a single person, by these presents do hereby quitclaim and convey unto Quoc Hung Nguyen, now a single person, to his heirs, successors, and assigns, all my right, title, and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 39 on the plan of Section Two, Saddle Ridge, of record in Book 5200, pages 366 and 367, Register's Office for said County.

Said Lot No. 39 fronts 55.27 feet on the northerly margin of the Cul-De-Sac at the terminus of Saddle Ridge Court and extends back 422.50 feet on the southwesterly line and 300.00 feet on the easterly line to a broken line in the rear, measuring 489.52 feet thereon.

Being the same property conveyed to Quoc Hung Nguyen and wife, Teri Huyen Vo by Deed from Ephrahim Garcia and wife, Anna Marie Garcia, being recorded simultaneously herewith in Book 10960, Page 506, Register's Office for Davidson County, Tennessee. The said Quoc Hung Nguyen and Teri Huyen Vo being granted a divorce by the Fourth Circuit Court on the 24th day of May, 2006 in Davidson County, Tennessee, Docket No. 04D-524, and this conveyance is a further division of the marital estate pursuant to the Order of the Fourth Circuit Court.

This conveyance is subject to any and all existing restrictions and easements of record.

This conveyance is subject to (1) taxes, (2) all restrictions of record, (3) all easements of record, (4) all visible easements, (5) all matters appearing on the plan of record, (6) all applicable governmental and zoning regulations, and (7) all indebtedness on the real property as recorded in the Register's Office for Davidson County, Tennessee.

This is improved property known as 7732 Saddle Ridge Court, Nashville, Davidson County, Tennessee 37221.

Witness my hand on this the 25th day of May, 2006.

TERI HUYEN VO

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, TERI HUYEN VO, the within named bargainor, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Davidson County, Tennessee on this the 25 day of May, 2006.

NOTARY PUBLIC

My commission expires: 9-19-09

PAMELA G. RICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires SEPT. 19, 2009