This Instrument prepared by:
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Davidson County DEEDQC
Recvd: 08/11/06 11:23 2 pgs
Fees:12.00 Taxes:0.00
20060811-0099151

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	TAX INFORMATION
Virginia Price 1408 Calloway Court Nashville, Tennessee 37221	Owner	155-08-O-C 112.00CO

KNOW ALL MEN BY THESE PRESENTS:

That Rayford S. Price (being one and the same as Rayford Scott Price) for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed in the Circuit Court for Davidson County, Tennessee, between Virginia Russell Price (being one and the same as Virginia Price), Plaintiff, and Rayford Scott Price, Defendant, does hereby demise, release and forever quitclaim unto the said Virginia Price, her heirs, successors and assigns, all of his title, interests and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, described as follows:

> BEING Lot No. 112 on the Plan of Poplar Creek Estates, a Planned Unit Development, Phase 2, of record in Book 6900, Pages 339-347, as amended in Book 7900, Pages 888-889, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.
>
> BEING the same property conveyed by Bret S. O'Brien and wife, Julie M. O'Brien to Rayford S. Price and wife, Virginia Price, by Warranty Deed of record as Instrument No. 20050801-0089745, Register's Office, Davidson County, Tennessee.

The said Virginia Price hereby assumes, agrees to pay and agrees to hold Rayford S. Price harmless from one Deed of Trust Note in favor of Franklin American Mortgage Company, said Note bearing an original unpaid principal balance of $214,400.00, and evidenced by a Deed of Trust of record as Instrument No. 20050801-0089746, Register's Office, Davidson County, Tennessee.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEED OF RECORD.

This improved property known as 1408 Calloway Court, Nashville, Tennessee, 37221.

Said property is conveyed subject to such limitations, restrictions, covenants and encumbrances as may affect the premises.

IN WITNESS WHEREOF, I have hereunto set my hand this 9 day of August, 2006

Rayford S Price

RAYFORD S. PRICE

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named RAYFORD S. PRICE, the Bargainor, with whom I am personally acquainted, and who acknowledged to me that he executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 9 day of August, 2006

Mary Carol Gardner

NOTARY PUBLIC

MARY CAROL GARDNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission expires: MY COMMISSION EXPIRES: March 21, 2009.

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STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

Virginia Price

VIRGINIA PRICE
AFFIANT

Sworn to and subscribed before me
this 7 day of August, 2006.

Mary Carol Gardner

NOTARY PUBLIC

My Commission Expires: MY COMMISSION EXPIRES: March 21, 2009.

MARY CAROL GARDNER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

This instrument prepared from information provided by parties.