PICK-UP

This Instrument prepared by:
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Davidson County DEEDQC
Recvd: 11/06/06 10:20 2 pgs
Fees:12.00 Taxes:0.00
20061106-0137622

QUIT CLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO	MAP & PARCEL NOS.
Mylinh T. Huynh 6612 Beacon Lane Nashville, Tennessee 37209	First Republic Mortgage Corporation 6012 Wilmington Pike Dayton, Ohio 45459	8DZ 8839 102-7-106

KNOW ALL MEN BY THESE PRESENTS:

That Son N. Tran (being one and the same as Son Ngoc Tran), 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 Son Ngoc Tran, Plaintiff, and Mylinh Thi Huynh (being one and the same as Mylinh T. Huynh), Defendant, does hereby demise, release and forever quitclaim unto the said Mylinh T. Huynh, her heirs, successors and assigns, all of his title, interest and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, described as follows:

BEING Lot No. 73 on the Plan of Charlotte Park, Section 26, of record in Book 3700, Page 91, Register's Office, Davidson County, Tennessee.

SAID Lot No. 73 fronts 75.0 feet on the northwesterly margin of Beacon Lane and extends back 233.37 feet on the northeasterly line and 218.19 feet on the southwesterly line to a dead line in the rear, measuring 76.52 feet thereon.

BEING the same property conveyed by William C. Moody and spouse, Lauryn B. Moody, to Son N. Tran and spouse, Mylinh T. Huynh, by deed of record in Book 8301, Page 974, Register's Office, Davidson County, Tennessee.

The said Mylinh T. Huynh hereby assumes, agrees to pay and agrees to hold Son N. Tran harmless from one Deed of Trust Note in favor of First Republic Mortgage Corporation, said note bearing an original unpaid principal balance of $58,000.00, and evidenced by a Deed of Trust of record in Book 8301, Page 976, Register's Office, Davidson County, Tennessee.

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

This is improved property known as 3533 Roundwood Forest Drive, Antioch, Tennessee, 37013.

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 6th day of November, 2006

SON N. TRAN

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named SON N. TRAN, 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 6th day of November, 2006

NOTARY PUBLIC

BENNETT R. LIEBERMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission expires: September 19th, 2009

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STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

MYLINH T. HUYNH
Affiant

BENNETT R. LIEBERMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

Sworn to and subscribed before me
this 6th day of November, 2006.

NOTARY PUBLIC

My Commission Expires: September 19th, 2009

This instrument prepared from information provided by parties.