NAME & ADDRESS OF NEW OWNER:
Ivana Campanella
228 Harpeth Wood Drive
Nashville, Tennessee 37221

THIS INSTRUMENT PREPARED BY:
Abby R. Rubenfeld
RUBENFELD LAW OFFICE
2409 Hillsboro Road, Suite 200
Nashville, Tennessee 37212

MAP AND PARCEL: 143-06-0-A 042.00co

QUITCLAIM DEED

THIS INSTRUMENT made and entered into on this 7th day of December, 2006, by and between CRYSTAL R. WARNER, party of the first part of Davidson County Tennessee, and IVANA CAMPANELLA, party of the second part of Davidson County, Tennessee;

WITNESSETH:

FOR AND IN CONSIDERATION of the mutual obligations, the party of the first part gives, transfers, assigns, conveys, and quitclaims unto the party of the second part, all her right, title and interest in and to the tract or parcel of real estate more particularly described as follows:

> LAND in Davidson County, Tennessee, being Lot No. 8 on the Plan of Harpeth Trace Estates, Phase Two, a Planned Unit Development, as of record in Book 5200, Pages 556 through 558, inclusive, 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 Ivana Campanella and Crystal R. Warner, both unmarried, as joint tenants with right of survivorship, from Don H. Doyle and wife, Marjorie Spruill, of record at Instrument Number 20040802-0092116, Register's Office for Davidson County, Tennessee.
>
> THIS conveyance is subject to Declaration of Covenants, Conditions and Restrictions for Harpeth Trace Services Assn, of record in Book 5120, Page 208, and in Book 5120, Page 918, and amended in Book 5182, Page 767, and in Book 5182, Page 769, said Register's Office; Declaration of Covenants, Conditions, and Restrictions of Harpeth Trace Estates, of record in Book 5380, Page 357, and supplemental for Phase Two, in Book 6094, Page 718, said Register's Office; 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 Grantees herein.

This is improved property known as 288 Harpeth Wood Drive, Nashville, TN 37221.

IN TESTIMONY WHEREOF, the party of the first part has hereunto set her signature the day and date first above written.

CRYSTAL R. WARNER

Davidson County DEEDQC
Recvd: 12/14/06 14:57 2 pgs
Fees:12.00 Taxes:0.00
20061214-0154472

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned authority, a Notary Public, in and for said county and state, the within named CRYSTAL R. WARNER, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledge that she executed the foregoing instrument (QUITCLAIM DEED) for the purposes therein contained.

WITNESS MY HAND and official seal at office in Nashville, Tennessee, this 7th day of December, 2006.

NOTARY PUBLIC

CONNIE L. PROCTOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 5/22/10

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

AFFIANT

Subscribed and sworn to before me this 7th day of December, 2006.

NOTARY PUBLIC

CONNIE L. PROCTOR STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

My commission expires: 5/22/10