This Instrument prepared by:
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Davidson County DEEDQC
Recvd: 01/04/07 09:57 2 pgs
Fees:12.00 Taxes:0.00
20070104-0001545

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NOS.:
Virginie Perrine Burkett 1416 Greenwood Avenue Nashville, Tennessee 37206	Same	Map 083-1 Parcel 305.00

KNOW ALL MEN BY THESE PRESENTS:

That Philip Todd Burkett, for the express purpose of making a reconveyance as part of the Marital Dissolution Agreement in the divorce action filed in the Eighth Circuit Court for Davidson County, Tennessee, Docket No. 06D-2127, between Virginie Perrine Burkett (being one and the same as Dody Burkett), Plaintiff, and Philip Todd Burkett, Defendant, does hereby demise, release and forever quitclaim unto the said Virginie Perrine Burkett, 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. 3 on the Map of John W. Love's Subdivision of Greenwood, as of record in Book 332, Page 4, Register's Office, Davidson County, Tennessee.

SAID Lot No. 3 fronts 51.15 feet on the northerly side of Greenwood Avenue and runs back 187 feet on the easterly line and 183.9 feet on the westerly line to an alley, measuring 50 feet, more or less, thereon.

BEING the same property conveyed by Pauline Forkum to Philip Todd Burkett and wife, Dody Burkett, by deed of record as Instrument No. 20010214-0014396, Register's Office, Davidson County, Tennessee.

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

The said Virginie Perrine Burkett hereby assumes, agrees to pay and agrees to hold Philip Todd Burkett harmless from one Deed of Trust Note in favor of Suntrust Bank, said note bearing an original unpaid principal balance of $150,000.00 and evidenced by a Deed of Trust of record as Instrument No. 20060105-0001544, Register's Office, Davidson County, Tennessee. The said Virginie Perrine Burkett further assumes, agrees to pay and agrees to hold Philip Todd Burkett harmless from one Deed of Trust Note in favor of Suntrust Bank, said note bearing an original unpaid principal balance of $75,000.00 and evidenced by a Deed of Trust of record as Instrument No. 20060127-0010798, Register's Office, Davidson County, Tennessee.

This is improved property known as 1305 East Greenwood Avenue, Nashville, Tennessee, 37206.

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 22 day of Dec, 2006

PHILIP TODD BURKETT

STATE OF TENNESSEE)
)
COUNTY OF)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named PHILIP TODD BURKETT, 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 Davidson Co., Tennessee, this 22nd day of December, 2006.

ELIZABETH D. PRITCHETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires May 24, 2008

My Commission expires: _____.

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STATE OF TENNESSEE)
)
COUNTY OF)

The actual consideration on this transfer is $0.

VIRGINIE PERRINE BURKETT
Affiant

Sworn to and subscribed before me this 22nd day of December, 2006.

ELIZABETH D. PRITCHETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

NOTARY PUBLIC

My Commission Expires May 24, 2008

My Commission expires: _____.

This instrument prepared from information provided by parties.