Davidson County DEEDQC
Recvd: 01/22/07 10:01 3 pgs
Fees:17.00 Taxes:0.00

20070122-0008207

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $ -0-.

Affiant

Sworn to and subscribed before me this 19 day of January, 2007.

Notary Public

My Commission Expires:

KEVIN D. MONTGOMERY NOTARY PUBLIC Exp. 11/24/07 DAVIDSON COUNTY TENNESSEE

Return to and
This Instrument Prepared By:
Kevin D. Montgomery
HARDEMAN & MONTGOMERY
4301 Hillsboro Road, Suite 300
Nashville, Tennessee 37215

QUITCLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.
Lynn Odess Wilmoth, Trustee Lynn Odess Wilmoth Management Trust 2723 Abbott Martin Road Nashville, TN 37215	Mortgage America, Inc. 1800 International Park Drive Suite 125 Birmingham, AL 35243	Map 117-13-A Parcel 141

FOR GOOD AND VALID CONSIDERATION, receipt of which is hereby acknowledged, Lynn Odess Wilmoth, unmarried, ("Grantor"), does this day transfer, quitclaim and convey unto Lynn Odess Wilmoth and her Successors as Trustee of the Lynn Odess Wilmoth Management Trust dated June 24, 2004 ("Grantees") all of her interest in the property described herein below, being land in Davidson County, Tennessee described as follows:

A certain condominium apartment in Davidson County, Tennessee, being Unit No. 1-B of Pointset Condominium as shown on Exhibit "B" to Master

Deed and Bylaws of Pointset, Lots 1 and 2 Condominium, of record in Book 5256, page 459, Register's Office for Davidson County, Tennessee, and being located on Lot No. 1 on the Plan of Pointset of record in Book 5050, page 65, said Register's Office, to which reference is hereby made for a more complete description, together with appurtenant interest in the common and limited common areas as set out in said Master Deed and Bylaws of record in Book 5256, pages 444 and 449, said Register's Office and as shown on Exhibit "B" in Book 5256, page 459, said Register's Office.

Being the same property conveyed to Lynn O. Wilmoth, Unmarried, by deed dated December 11, 2006 from Barbara S. Meyer, Unmarried, of record in Instrument No. 20061211-0152589, said Register's Office.

This conveyance is subject to (a) 2007 real property taxes; (b) all matters appearing on the plan of record in Book 5050, page 65, said Register's Office; and (c) Master Deed and Bylaws of record in Book 5256, page 444, said Register's Office.

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

This is improved property known as 2723 Abbott Martin Road, Nashville, Tennessee 37215.

IN WITNESS WHEREOF I have hereunto set my hand on this the 16th day of January, 2007.

Lynn O. Wilmoth



STATE OF Alabama
COUNTY OF Jefferson

Personally appeared before me, Lynn O. Wilmoth, a Notary Public in and for said County and State, the within named, Lynn O. Wilmoth, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Birmingham AL, this 16th day of January, 2007.

Grace Dalton Gwin

Notary Public

My Commission Expires: 10/27/09