30076 # 10368

This Instrument Prepared By & Return to:
Elite Title Company, LLC
109 Westpark Drive, Suite 350
Brentwood, TN 37027
6070041

Information in this document furnished by the parties and relied upon by the preparer of this document.

Davidson County DEEDQC
Recvd: 02/27/07 09:17 2 pgs
Fees:12.00 Taxes:0.00
20070227-0024000

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, receipt of which is hereby acknowledged, I, **Lam Song Bui,** do hereby bargain, sell, release, remise, quitclaim and convey unto **Tam Thi Tran,** all my rights, title and interest in and to the following described real estate, to-wit:

A certain tract or parcel of located in Davidson County, Tennessee, described as follows to-wit:

Land in Davidson County, Tennessee, being Lot No. 64 on the Plan of Antioch Park, Section I, as of record in Book 3600, page 96, Register's Office for said County.

Said Lot No. 64 fronts 75.0 feet on the northwesterly side of Benzing Road and extends back 198.0 feet on the northeasterly line and 199.7 feet on the southwesterly line, to a line in the rear on which it measures 75.02 feet.

Being the same property conveyed to Lam Song Bui and wife, Tam Thi Tran, and Hai Khac Bui, of record in Book 10017, page 343, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Tam Thi Tran by Quitclaim Deed from Hai Khac Bui of record in Instrument Number 20011206-0134709, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to any and all zoning regulations, building restrictions, setback lines, if any, easements and rights for public utilities applicable to this property. Taxes for the current year have been prorated and are assumed by the Grantee(s) herein.

LB
Sellers Ints.

IN TESTIMONY WHEREOF I have hereunto set my hand and seal this 1st day of February, 2007.

Lam Song Bui

STATE OF TENNESSEE
COUNTY OF

On this 1st day of February, 2007, before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Lam Song Bui** to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of same on their behalf to be his/her/their free act and deed.

Liem Nguyen
Notary Public

November 14, 2009
My Commission Expires:

LIEM NGUYEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires NOV. 14, 2009

STATE OF TENNESSEE
COUNTY OF

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me this 1st day of February, 2007.

Notary Public

My Commission Expires:

MARGARET R. MEANS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Margaret R. Means
NOTARY PUBLIC
STATE OF TENNESSEE
My Commission Expires
January 23, 2010

Tax/Map ID & Parcel
162-08-0
37.00

New Owners:
Tam Thi Tran
60 Benzing Road
Antioch, TN 37013

Send Tax Bills to :
New Owner