Instrument prepared by:
TED F. WALKER
Attorney at Law
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Davidson County DEEDQC
Recvd: 03/06/07 12:58 2 pgs
Fees:12.00 Taxes:0.00
20070306-0027603

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Robert Loftis 2408 Pleasant Springs Lane Hermitage, Tennessee 37076	Beazer Mortgage Corp. 4344 Kenilwood Drive Nashville, Tennessee 37204	64-16-D-150CO

KNOW ALL MEN BY THESE PRESENTS:

That TRICIA LOFTIS, being one and the same as TRICIA LEE LOFTIS, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed in the Eighth Circuit Court Davidson County, Tennessee, Docket No. 06D-3235, between TRICIA LEE LOFTIS, Plaintiff, and ROBERT EDWARD LOFTIS (being one and the same as ROBERT LOFTIS), Defendant, does hereby demise, release and forever quitclaim unto the said ROBERT LOFTIS, his heirs, successors and assigns, all of her title, interest and estate, legal and equitable, in and to a tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

BEING Lot No. 298 on the Plan of Section Three, Truxton Park, of record as Instrument No. 20011024-0116272, Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description.

BEING the same property conveyed by Beazer Home Corp., dba Phillips Builders, a Tennessee Corporation, of record as Instrument No. 20021003-0120457, Register's Office, Davidson County, Tennessee.

The said ROBERT LOFTIS hereby assumes, agrees to pay and agrees to hold TRICIA LOFTIS harmless from one Deed of Trust Note in favor of Beazer Mortgage Corporationl, said note bearing an original unpaid principal balance of One Hundred Twenty-Eight Thousand Seven Hundred Eighty-Two Dollars ($147,682.00), **as evidenced by a Deed of Trust of record as Instrument No. 20021003-0120458, , Register's Office, Davidson County, Tennessee.**

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

This is improved property know as 2408 Pleasant Springs Lane, Hermitage, Tennessee, 37076.

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

IN WITNESS WHEREOF, I have hereunto set my hand this 6 day of March, 2007.

TRICIA LOFTIS

STATE OF TENNESSEE)
)
COUNTY OF Davidson)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named TRICIA LOFTIS, being one and the same as TRICIA LEE LOFTIS, the Bargainor, with whom I am personally acquainted, and who acknowledged to me that she executed the within instrument for the purposes therein contained.

WITNESS MY HAND and official seal at Nashville, Tennessee, this 6th day of March, 2007.

ELIZABETH D. PRITCHETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Elizabeth D. Pritchett
NOTARY PUBLIC

My Commission expires: My Commission Expires May 24, 2008.

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STATE OF TENNESSEE)
)
COUNTY OF Davidson)

The actual consideration on this transfer is $0.

TRICIA LOFTIS
Affiant

Sworn to and subscribed before me
this 6 day of March, 2007.

ELIZABETH D. PRITCHETT NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

Elizabeth D. Pritchett
NOTARY PUBLIC

My Commission Expires: My Commission Expires May 24, 2008

This instrument prepared from information provided by parties.