QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 04/30/07 10:59 2 pgs
Fees:12.00 Taxes:0.00
20070430-0051006

Based on information provided by the grantor. No title search has been conducted.

THIS INSTRUMENT WAS PREPARED BY:
Bicentennial Title & Escrow, 2280 Metrocenter Blvd, Suite 300, Nashville, TN 37228

Address of New Owner	Send Tax Bills To	Map-Parcel Nos.
Ian A. Reynolds **213 Treutland St.** **Nashville, Tennessee 37207**	**Ian A. Reynolds** **213 Treutland St.** **Nashville, Tennessee 37207**	**082-11-16**

THIS INDENTURE, Made the 27th day of April 2007, between **Megumi Reynolds** as party or parties of the first part, hereinafter called Grantor, and **Ian A. Reynolds,** hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH: That Grantor for and in consideration of ten dollars, the receipt of which is hereby acknowledged, has bargained, sold, and does by these present bargain sell, remise, release, and forever quitclaim to Grantee, all of his right, title and interest in said property, with respect to all of Grantor's title, interest, claim or demand which the Grantor has or may have had in and to the following described properties located in **Davidson County, Tennessee**, to-wit:

Land in Davidson County, Tennessee, being Lot No. 72 on the map of Bryan's Addition to Edgefield, as of record in Book 21, page 63, Register's Office for said County.

Said Lot No. 72 fronts 50 feet on the northerly side of Treutland Street and runs back between parallel lines 165 feet to an alley.

Being the same property conveyed to Ian A. Reynolds and Megumi Reynolds of record as Instrument No. 20070104-0001524, Register's Office for Davidson County Tennessee.

This property is commonly known as **213 Treutland Street, Nashville, Tennessee 37207.**

with all the rights, members and appurtenances to the said described premises in anywise appertaining or belonging.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed, the day and year above written.

Signed, sealed and delivered by Grantor.

Megumi Reynolds
Megumi Reynolds

STATE OF Tennessee)
COUNTY OF Davidson)

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

AFFIANT

Notary Public

My Commission Expires 03-21-09

ANDRE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp. March 21, 2009

STATE OF Tennessee)
COUNTY OF Davidson)

On this 27th day of April 2007, before me personally appeared **Megumi Reynolds**, to me known, or proved to me on the basis of satisfactory evidence to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

Witness my hand and official seal at Nashville, Tennessee this 27th day of April 2007.

My Commission expires:

Notary Public

ANDRE JOHNSON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN
My Commission Exp. March 21, 2009