Davidson County DEEDQC
Recvd: 05/21/07 10:59 2 pgs
Fees:12.00 Taxes:0.00

20070521-0060166

After Recording Return To:

When Recorded Return To:
Lenders First Choice
Recording Department
3803 Parkwood Blvd., Ste. 100
Frisco, TX 75034

This Instrument Prepared By:
M. Powell, Esquire BOPR# 5372
Law's Specialty Group, Inc.
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300

Map & Parcel:
07115028700

QUIT CLAIM DEED

(This deed is being executed to remove property from a corporation to an individual)

New Owner/ Property Being Conveyed
SUSAN E. BUCK
1220 Joseph Ave.
~~Brentwood~~, TN 37~~027~~
Nashville 207

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 10 day of May, 2007, between LUCKY BUCK, LLC, with a business address of 1306 Litton Avenue, Nashville, TN 37216, hereinafter referred to as "Party of the First Part" and SUSAN E. BUCK, residing at 1220 Joseph Ave., Brentwood, TN 37027 hereinafter referred to as "Party of the Second Part."

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, IN BEING LOT NO. 43 ON THE PLAN OF C.F. SHARPE AND W.L. HORNS 2ND SUBDIVISION OF LINDSLEY PROPERTY N.E. NASHVILLE OF RECORD IN PLAT BOOK 161, PAGE 53, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

THIS CONVEYANCE IS MADE SUBJECT TO ALL RESTRICTIONS, EASEMENTS, RIGHTS OF WAY, COVENANTS AND CONDITIONS CONTAINED IN THE DEEDS FORMING THE CHAIN OF TITLE TO THIS PROPERTY

SOURCE OF TITLE IS DOCUMENT NO. 20060518-0058156 (RECORDED 05/18/06)

36-02280842

Nashville TN 37207

Property Address: 1220 Joseph Ave., Brentwood, TN 37027

IN WITNESS WHEREOF, Grantor has executed this Deed on the date set forth above.
Signed, sealed and delivered in our presence:

LUCKY BUCK, LLC

By: Susan E Buck, organizer
SUSAN E. BUCK, ORGANIZER

SUSAN E BUCK
Printed Name

Printed Name

STATE OF TN } **COUNTY OF** Davidson }

BEFORE ME, on the 10 day of May, 2007, the undersigned authority, personally appeared SUSAN E. BUCK, who is the ORGANIZER of LUCKY BUCK, LLC, on behalf of said corporation, with full authority to act for said corporation in this transaction, who is known to me or has shown Driver as identification, who after being by me first duly sworn, deposes and says that he/she has the full legal authority to execute and deliver this deed on behalf of the aforementioned corporation.

Ann Stathos Donnell State of Tennessee Notary Public Davidson County

NOTARY PUBLIC
My Commission Expires 01/24/09

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater, is $0.00.

Susan E Buck, organizer
SUSAN E. BUCK, ORGANIZER

Subscribed and sworn to before me
this the 10 day of May, 2007.

01/24/09
NOTARY PUBLIC My Commission expires:

Ann Stathos Donnell State of Tennessee Notary Public Davidson County

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.