Davidson County DEEDQC
Recvd: 09/17/07 12:28 3 pgs
Fees:17.00 Taxes:0.00

20070917-0111006

After Recording Return To:

Lenders First Choice
1785 Voyager Street
Suite 100
Simi Valley, CA 93063
71-400 43922

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

Map & Parcel:
136-09-0-012-00

QUIT CLAIM DEED

[this deed is being executed to add a spouse to title]

New Owner/ Property Being Conveyed
Carl F. Oros
Kathy Oros
579 Rural Hill Road
Nashville, TN 37217-4120

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 31st day of August, 2007, between CARL F. OROS, a married man joined by his spouse, KATHY OROS, residing at 579 Rural Hill Road, Nashville, TN 37217 hereinafter referred to as "**Party of the First Part**" and CARL F. OROS and KATHY OROS, husband and wife, 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 no 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:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 6, ON THE PLAT OF EDGE-O-LAKE ESTATES SECTION 19 OF RECORD IN PLAT BOOK 4595, PAGE 112, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS 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.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

BEING THE SAME PROPERTY CONVEYED TO CARL F. OROS, BY DEED FROM MEL MARTINEZ, SECRETARY OF HOUSING AURBAN DEVELOPMENT OF WASHINGTON D.C. DATED OCTOBER 30, 2001, RECORDED 11/02/2001, DOCUMENT NO. 20011102-0119860, DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 579 RURAL HILL ROAD, NASHVILLE, TN 37217-4120

The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Carl F Oros
CARL F. OROS

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 31st day of August, 2007, before me personally appeared **CARL F. OROS**, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

My Commission Expires January 3, 2011

Suzanne A Moran
NOTARY PUBLIC

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

Carl F Oros
CARL F. OROS

Subscribed and sworn to before me
this the 31st day of August, 2007.

Suzanne A Moran
NOTARY PUBLIC My Commission expires:

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

My Commission Expires January 3, 2011

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Kathy Oros

KATHY OROS

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 31st day of August, 2007, before me personally appeared **KATHY OROS**, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as his free act and deed.

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

My Commission Expires January 3, 2011

Suzanne A Moran

NOTARY PUBLIC

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

Kathy Oros

KATHY OROS

Subscribed and sworn to before me this the 31st day of August, 2007.

Suzanne A Moran

NOTARY PUBLIC My Commission expires:

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO.

My Commission Expires January 3, 2011

The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein. 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. **PREPARER NOT RESPONSIBLE FOR CLOSING.**