RETURN TO:
TRI STAR TITLE & ESC
279 ROBERT ROSE DRIV
MURFREESBORO, TN 37129

QUITCLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that, **CHARMAINE A. BECKFORD, unmarried,** for and in consideration of Ten Dollars and 00/100's ($10.00) do/does hereby bargain, sell, remise, quitclaim, and convey unto, **SHARILYN M.. FLETCHER and HENRY L. FLETCHER, wife and husband,** all their right, title, and interest including, but not limited to his/her marital interest in and to the following described real estate, located in **Davidson**, Tennessee, described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 68, on the Plan of First Amendment Berkeley Hall Phase Five, Section One of Hickory Highlands, a Planned Unit Development, as shown by plat appearing of record in Instrument Number 20050706-0077601, as corrected by Surveyor's Certificate of Correction of record in Instrument Number 20050725-0085047 and 20050725-0086048, and as amended by Ratification, Dedication and Adoption of Plat of record in Instrument Number 20050923-0114416, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed Charmaine A. Beckford, unmarried, by Warranty Deed from Southern Home Builders, LLC, dated August 31, 2006, of record in Instrument Number 20060926-0119142 **, Register's Office Davidson County, Tennessee.**

Subject to any and all easements and/or restrictions affecting this property of record in the Register's office for Davidson County, Tennessee.

IN TESTIMONY WHEREOF he/she/we has/have hereunto set his/her hand(s) and seal(s) this 7th day of December, 2007.

Charmaine A Beckford
CHARMAINE A. BECKFORD

STATE OF TN. COUNTY OF Davidson

On the 7th day of Dec, **2007,** before me a Notary Public in and for the said State and County, duly commissioned and qualified, personally appeared **CHARMAINE A. BECKFORD,** with whom I am personally acquainted, and who acknowledged the execution of the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Witness my hand and official seal this 7th day of Dec, **2007**

My Commission Expires: 3-7-2011 Notary Public

TERESA BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 7, 2011

The actual consideration for this transfer is $0.

Affiant

Sworn and subscribed to me this 7th day of Dec, **2007.**

My Commission Expires: 3-7-2011 Notary Public

TERESA BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires March 7, 2011

Prepared by: Tri Star Title & Escrow, LLC, 279 Robert Rose Dr, Ste B, Murfreesboro, TN 37129
Map 173-05-0A-112.00
Send Tax Bills To: Charmaine A. Beckford and Sharilyn M. Fletcher and Henry L. Fletcher, 201 Took Drive, Antioch, TN 37013
New Owner: Charmaine A. Beckford and Sharilyn M. Fletcher and Henry L. Fletcher, 201 Took Drive, Antioch, TN 37013

Davidson County DEEDQC
Recvd: 01/08/08 09:08 1 pgs
Fees:12.00 Taxes:0.00
20080108-0002140