THIS INSTRUMENT WAS PREPARED FROM INFORMATION SUPPLIED BY THE PARTIES WITHOUT COUNSEL OR ADVICE AS TO LEGAL CONSEQUENCES OR TAX RELATED MATTERS. NO TITLE EXAMINATION OR SETTLEMENT HAS BEEN PERFORMED AND SMITH.SHOLAR.ASSOCIATES.PLLC. SHALL NOT BE RESPONSIBLE FOR ANY MATTER THAT COULD HAVE BEEN RESOLVED BY A TITLE EXAMINATION, SETTLEMENT, OR LEGAL AND/OR TAX RELATED COUNSEL.

QUITCLAIM DEED

Address New Owner:	Send Tax Bill To:	Map-Parcel Numbers
Ross Starnes	Same as New Owner	Map 180-4-B
3465 White Pine Drive		Parcel 165 CO
Nashville, TN 37214		

THIS INSTRUMENT PREPARED BY: Smith.Sholar.Associates. PLLC. P. O. Box 663 Gallatin, TN 37066	STATE OF TENNESSEE } COUNTY OF DAVIDSON } The actual consideration or value, whichever is greater, for this transfer is $0.00. Affiant Subscribed and sworn to before me, this the 23 day of April, 2008. Notary Public My commission expires: 9-25-2010

RYAN CLO...TON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged, Vanessa Saenz, "Grantor" by these presents, does hereby quitclaim and convey unto Ross Starnes,"Grantee", their successors and assigns, all of their right, title, and interest in and to the following described property in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being Lot No. 15 on the Final Plat of White Pine Estates, a Residential Planned Unit Development of record in Instrument No. 200007130069319, Regiser's Office for said County, to which plan reference is hereby made for a more complete legal description.

This conveyance is subject to any and all existing restrictions and easements of record.

Being the same property conveyed to Ross Starnes and wife, Vanessa Saenz, by deed of record as Instrument No. 200110220115228, Register's Office for Davidson County, Tennessee.

This is improved property, known as 3465 White Pine Drive, Nashville, TN 37214.

Witness my hand this 23 day of April, 2008.

Grantor- Vanessa Saenz

Davidson County DEEDQC
Recvd: 04/28/08 09:34 2 pgs
Fees:12.00 Taxes:0.00

20080428-0042763

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Vanessa Saenz, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand at office this 23 day of April, 2008 .

Notary Public

RYAN CLOPTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

My Commission Expires 9-25-2010.

C:\Documents and Settings\Administrator\Desktop\Todd Moser's Docs\StarnesSaenzQC.wpd