Davidson County DEEDQC
Recvd: 06/09/08 15:09 3 pg
Fees:17.00 Taxes:0.00
20080609-0059325

QUITCLAIM DEED

PREPARED BY:

Hefner and Hefner
Attorneys at Law
7110 Town Center Way, Suite 2
Brentwood, TN 37027
(from info. furnished by the parties)

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NO:
7264 Santeelah Way	Southeast Financial Federal Credit Union	181-3A-161
Antioch, TN 37013	220 South Royal Oaks Blvd.	
	Franklin, TN 37064	

Branden Whitake (Whittaker) Vaughan — Davidson County

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is a divorce settlement.

AFFIANT

SWORN TO AND SUBSCRIBED BEFORE ME this 6th day of June, 2008.

NOTARY PUBLIC

My Commission Expires:

BRYAN D. SPICER STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY My Commission Expires: MAY 25, 2008

WHEREAS, LATDA NOI KHAMPHENGPHET, Grantor, and BRANDEN WHITAKE (WHITTAKER) VAUGHAN, Grantee, were married as husband and wife and owned a certain tract of land in Davidson County, Tennessee described below.

WHEREAS, this transaction is exempt from tax pursuant to T.C.A. 67-4-409(a)(3)(E), and in accordance with the terms and conditions of the Marital Dissolution Agreement in that certain case styled **Branden Whittaker Vaughan vs. Latda Noi Vaughan, Civil Action No. 07D-3451, in the Eighth Circuit Court for Davidson**

County, Tennessee, LATDA NOI KHAMPHENGPHET does quitclaim unto the said BRANDEN WHITAKE (WHITTAKER) VAUGHAN, his heirs, successors, and assigns, all of her right, title and interest in and to certain real property, together with all improvements thereon, in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being lot No. 161, on the Plan of Indian Creek Estates, Section Five, a Planned Unit Development, as of record in Instrument Number 20030424-0055115, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description of said lot.

Being the same property conveyed to Branden Whitake (Whittaker) Vaughan and wife, Latda Noi Khanphengphet by deed from Yazdian Construction Inc., a Tennessee Corporation, of Record in Instrument Number 20041110-0135485, Register's Office for Davidson County, Tennessee.

The foregoing is the same legal description as appears in the previous deed of record.

This is improved property known as 7264 Santeelah Way, Antioch, Tennessee, 37013.

WITNESS MY HAND this the 6th day of June, 2008.

Latda Noi Khamphengphet
LATDA NOI KHAMPHENGPHET (VAUGHAN)
Latda Noi Khamphengphet (Vaughan)

STATE OF TENNESSEE)
COUNTY OF WILLIAMSON)

BEFORE ME, the undersigned, a Notary Public in and for said County and State, personally appeared LATDA NOI KHAMPHENGPHET, the Grantor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who under oath acknowledged that she executed the foregoing instrument for the purposes contained therein.

WITNESS MY HAND AND SEAL this 6th day of June, 2008.

CAROL ARTHUR NOTARY PUBLIC WILLIAMSON COUNTY, TN

Carol L McMahan
NOTARY PUBLIC

My Commission Expires:
July 20, 2008

File No.: 8060

EXHIBIT A

Land in Davidson County, Tennessee, being Lot Number 161 on the Plan of Indian Creek Estates, Section Five, a Planned Unit Development, as of record in Instrument Number 20030424-0055115, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description of said lot.

Being the same property conveyed to Branden Whitake Vaughan and Latda Noi Khamphengphet by Deed from Yazdian Construction, Inc., of record in Instrument No. 2004111001-35485, dated November 1, 2004, Register's Office for Davidson County, Tennessee.