This Instrument Prepared by:
Jerry N. Estes Law Offices, P.L.L.C.
3 Cook Drive
Athens, Tennessee 37303

Tax ID No. 33.03-B-103.0000

Register's Office Recording Information

BILL GARRETT, Davidson County
Trans:T20090046652 DEEDQC
Recvd: 07/13/09 09:09 2 pgs
Fees:12.00 Taxes:0.00

20090713-0064918

owner
SEND TAX STATEMENTS TO:

Susan Mulraine
129 Ivy Hill Ln
Goodlettsville, TN 37072

This Deed has been prepared from information supplied by or on behalf of the parties. The Preparer does not warrant or certify title, accuracy of description, nor compliance with the planning and zoning laws. Before signing the deed consult with your tax advisor regarding possible state and federal tax consequences.

This deed should be recorded in the Register of Deeds office of the county wherein the property is located.

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that the undersigned, **SUSAN CLARK**, now **SUSAN MULRAINE,** for adequate consideration, the receipt of which is hereby acknowledged, have bargained and sold and by these presents do transfer, convey and quitclaim unto **SUSAN MULRAINE**, her heirs and assigns, all right, title and interest owned by the undersigned in a certain tract or parcel of land in Davidson County, Tennessee, being more particularly described as follows:

LAND in Davidson County, Tennessee, being Lot No. 14 on the plan of Dry Creek Farms, Phase 3, of record in Instrument No. 20070221-0021236 as corrected in Instrument No. 20070411-0043542, Register's Office for said County to which plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to Susan Clark by Warranty Deed from Beazer Homes Corp, a Tennessee Corporation, which is recorded in Instrument No. 20071023-0125155, Register's Office, Davidson County, Tennessee.

SUBJECT to all notations, conditions, limitations as set out on recorded plat.

SUBJECT to all existing restrictions and easements of record.

SUBJECT to any Governmental Zoning and Subdivision Ordinances or Regulations in effect thereon.

The purpose of this Quitclaim Deed is to vest title in the name of **SUSAN MULRAINE.** Susan Walker in whom title was vested is now married and wishes to vest title in her married name, **SUSAN MULRAINE.**

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever in this instrument a pronoun is used it shall be construed to represent either singular or plural, as the case may demand.

1738127756
Recording Requested by &
When Recorded Return To:
US Recordings, Inc.
2925 Country Drive Ste 201
St. Paul, MN 55117

IN WITNESS WHEREOF, the said Grantors hereunder set their hands and seals the day and year as set out in the following acknowledgement.

Susan Clark now Susan Mulraine

SUSAN CLARK, now SUSAN MULRAINE

STATE OF TENNESSEE,
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, the within named bargainor, **SUSAN CLARK, NOW SUSAN MULRAINE,** with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 22 day of June, 2009.

Jana Drury
Notary Public

MY COMMISSION EXPIRES:
March 19, 2012

My Commission Expires:_____

JANA DRURY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN

U00768653

1468 7/7/2009 75812756/1

STATE OF TENNESSEE,
COUNTY OF Davidson

The actual consideration or value, whichever is greater, for this transfer is $ -0-

Susan Clark now Susan Mulraine
Affiant

Subscribed to and sworn to before me this 22 day of June, 2009.

Jana Drury
Notary Public

MY COMMISSION EXPIRES:
March 19, 2012

My Commission Expires:_____

JANA DRURY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TN