BILL GARRETT, Davidson County
Trans:T20090067849 DEEDQC
Recvd: 10/05/09 14:30 1 pgs
Fees:12.00 Taxes:0.00
20091005-0092527

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$ 0 Sharon Utin
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME THIS
THE 5 DAY OF Oct. 20 09
Deputy Register

QUITCLAIM DEED

Recording requested by: Sharon J. Utin
When recorded, please return this deed to:

Sharon Utin
416 Cathy Jo Circle,
Nashville, TN 37211

prepared by Sharon Utin; New Owner; Send tax bill to Same.

Title Order No.:

KNOW ALL MEN BY THESE PRESENTS THAT:
THIS QUITCLAIM DEED, was made and entered into on September 27, 2009, between Vyacheslav Utin (Grantor) whose address is 1155 Simms Heights Road Kingston Springs, Tennessee 37082 and Sharon J. Utin ("Grantee") whose address is 416-418 Cathy Jo Circle, Nashville, Tennessee 37211.

FOR A VALUABLE CONSIDERATION, in the amount of One DOLLAR ($1.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby REMISES, RELEASES, AND FOREVER QUITCLAIMS to Grantee all right, title, interest and claim to the plot, buildings, appurtenances and improvements thereon, if any, in the City of Nashville, County of Davidson, State of Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 81 on the Plan of Phase I, Valley View Terrace Subdivision, as of record in Plat Book 5200, page 77, a more complete and accurate legal description. map and parcel # 133,08-0-167.00

Being the same property conveyed to Sharon J. Petavine-Utin and husband Vyacheslav Utin by deed from Valley View Phase II Associates, Ltd. of record in Book 10106, page 311 in the Register of Deeds Office of Davidson County, Tennessee.

Being the same property of record in Book 10763 Page 644 (Doc.0391958) in said Register of Deeds office, to which reference is here made, acknowledging the payment in full and the satisfaction and discharge of said Deed of Trust.

~~SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.~~
~~TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto Grantee, Grantee's heirs, successors and/or assigns forever; so that neither Grantor nor Grantor's heirs, successors and/or assigns shall have claim or demand any right or title to the property described above, or any of the buildings, appurtenances and improvements thereon.~~

IN WITNESS WHEREOF, Grantor has executed this Quitclaim Deed on 09-27-, 2009.
Vyacheslav Utin, State of Tennessee, County of Cheatham. Vyacheslav UTIN

On Sept. 27, 2009 before me, Kristen Artrip, personally appeared Vyacheslav (Slavic) Utin personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Signature of Notary Public M. Kristen Artrip

Printed Name of Notary M. Kristen Artrip

My commission expires: Sept. 18, 2012

M. KRISTEN ARTRIP
STATE OF TENNESSEE NOTARY PUBLIC
MONTGOMERY COUNTY

Notary official seal