Prepared by:
Covenant Title & Escrow , LLC
100 North Main Street
Goodlettsville, Tn 37072

BILL GARRETT, Davidson County
Trans:T20090077663 DEEDQC
Recvd: 11/16/09 09:58 2 pgs
Fees:12.00 Taxes:0.00
20091116-0105072

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 12th DAY of October , 2009.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 11-29-2011

DARLENE EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY

# QUIT CLAIM DEED

| ADDRESS OF NEW OWNER | SEND TAX BILLS TO: | MAP & PARCEL |
|---|---|---|
| Zandra Y Smith | Regions Mortgage | 043-13-0-427.0 |
| 621 Forest Park Ct | 2050Parkway Office Circle | |
| Madison, TN 37115 | Birmingham, AL 35244 | |

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid by the hereinafter named Grantees, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, **Zandra Y. Phillips,** Unmarried hereinafter referred to as Grantor(s) does hereby Quit Claim all rights and interest unto **Zandra Y. Smith,** Unmarried, hereinafter referred as Grantee(s), a certain tract or parcel of land in **Davidson County**,

Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Resubdivision of Lots 37 and 38 and part of Lots 39, 40 and 41, Block I, on the Plat of Forest Park Subdivision at Madison, Section 2 of record in Plat Book 8250, Page 869, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Zandra Y. Phillips, unmarried by deed from Rex A. Leggs, unmarried, of record as Instrument No. 20060512-0056129, in the Register's Office for Davidson County, Tennessee, dated May 12, 2006.

Being the same property previously conveyed to Rex A. Leggs and Zandra Y. Phillips, both unmarried persons, by Warranty Deed from Terry McDonald, recorded as Instrument No. 2000306-0022383, in the Register's Office for Davidson County, Tennnessee.

This is property known as 621 Forrest Park Court, Madison, TN, 37115.

Witness my hand(s) this the 24th October , 2009.

Zandra Y. Phillips

Zandra Y. Phillips

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Zandra Y. Phillips with whom I am personally acquainted or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained. Witness my hand and official seal at office this 26th October 2009

My Commission Expires: 11-29-201 Darlene Edwards
Notary Public

DARLENE EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
ROBERTSON COUNTY