(4) (4)

QUITCLAIM DEED

BILL GARRETT, Davidson County
Trans:T20090086220 DEEDQC
Recvd: 12/22/09 15:21 2 pgs
Fees:12.00 Taxes:0.00
20091222-0116568

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 14th DAY OF DECEMBER, 2009.

NOTARY PUBLIC

MY COMMISSION EXPIRES

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 3, 2012

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 09-03328 BELVILLE

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
David L. Belville, Laurie H. Belville, Joshua R. Belville, Darci A. Belville	890 VANLEER DR. NASHVILLE TN 37220	15807002300
1834 Cromwell Drive		15807002300
Nashville, TN 37215		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

DAVID L. BELVILLE, AND WIFE, LAURIE H. BELVILLE AND JOSHUA R. BELVILLE

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL OF OUR INTEREST UNTO:

DAVID L. BELVILLE, AND WIFE, LAURIE H. BELVILLE, AS TENANTS BY THE ENTIRETIES, A ONE-HALF UNDIVIDED INTEREST AND JOSHUA R. BELVILLE, AND WIFE, DARCI A. BELVILLE, AS TENANTS BY THE ENTIRETIES, A ONE-HALF UNDIVIDED INTEREST

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is improved property known as 1834 Cromwell Drive, Nashville, TN 37215

Witness Our hand on this 14th day of December, 2009

David L. Belville by Joshua R. Belville, attorney in fact
David L. Belville by Joshua R. Belville, Attorney in Fact

Laurie H. Belville by Joshua R. Belville, attorney in fact
Laurie H. Belville by Joshua R. Belville, Attorney in Fact

Joshua R. Belville

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On the 14th day of December, 2009, before me personally appeared Joshua R. Belville to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument in behalf of David L. Belville and Laurie H. Belville and acknowledged that executed the same as the free act and deed of said David L. Belville and Laurie H. Belville.

Witness my hand and official seal at Franklin, Tennessee

Notary Public
My Commission Expires:

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 3, 2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Joshua R. Belville, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Franklin, Tennessee, this 14th day of December, 2009.

Notary Public
My Commission Expires:

CHAD I. PEARMAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY
MY COMMISSION EXPIRES JULY 3, 2012

09-03328 BELVILLE

EXHIBIT A - LEGAL DESCRIPTION

Land in Davidson County, Tennessee, being Lot 17, FORREST TRAILS, as shown on plat of record in Plat Book 3700, Pages 24 and 25, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to The Bank of New York Mellon f/k/a The Bank of New York as successor to JPMorgan Chase Bank, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2004-1 by Trustee's Deed from Shellie Wallace as Successor Trustee and Deanna Dorrough as Co-Trustee, recorded on the 16th day of March, 2009 in Instrument No. 20090316-0023602, in the Register's Office of Davidson County, Tennessee. Further being the same property conveyed by Special Warranty Deed from The Bank of New York Mellon f/k/a The Bank of New York as successor to JP Morgan Chase Bank, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2004-1 to David L. and Laurie H. Belville, and Joshua R. Belville recorded in instrument number 20091222-0119516, Register's Office for Davidson County, Tennessee.

This Conveyance is subject to the matters set forth below, if any, as well as any and all zoning regulations, building restrictions, setback lines, conditions, covenants, and restrictions (as may be amended or supplemented), all easements, utility easements or rights of ways for public utilities that appear in the appropriate public record.

a. County of Davidson taxes for the year 2010 and thereafter, not yet due and payable.

b. Liability as to taxes resulting from supplemental, revised or correction assessments pursuant to the provisions of Tennessee Code Ann 67-5-603, et seq.

c. Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of FORREST TRAILS, as recorded in Plat Book 3700, Page(s) 24 and 25, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

d. Covenants, conditions, restrictions, easements or servitudes, if any, appearing in the public records, but deleting any covenant, condition or restriction indicating a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions violate 42 USC 3604(c).

e. Easement for Driveway, recorded in Instrument No. 20000516-0049306.

f. Any facts, rights, interest, or claims as would be disclosed by an accurate survey of the land or inspection of the premises thereof.

g. Property taxes for the current year.