BILL GARRETT, Davidson County
Trans:T20100015386 DEEDQC
Recvd: 03/16/10 11:35 2 pgs
Fees:12.00 Taxes:0.00

20100316-0019783

THIS INSTRUMENT PREPARED BY:

Luciano Scala
5845 Nolensville Pike #148
Nashville, TN 37211

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS
$ 0.00

Affiant

SUBSCRIBED TO AND SWORN TO ME, THIS THE 22 DAY OF Feb. 2010

NOTARY PUBLIC

MY COMMISSION EXPIRES: 3/10/2012

NICOLE BURTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

FROM:

Luciano Scala

TO:

Martha A. Mancinelli

NAME AND ADDRESS OF NEW OWNERS:

Martha A. Mancinelli
5845 NOLENSVILLE PK #148
NASHVILLE, TN 37211

SEND TAX BILLS TO:

MARTHA A. MANCINELLI
5845 NOLENSVILLE PIKE #148
NASHVILLE, TN 37211

MAP-PARCEL NUMBER:

148.13-0-030.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Luciano Scala has bargained and sold and does hereby quitclaim, transfer and convey any and all interest which he has in the hereinafter described property to Martha A. Mancinelli, her heirs and assigns, forever, being that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Being Lot No. 80 on the Plat of Locustwood, Section Three, as of record in Book 2663, page 29, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description legal description.

Being the same property conveyed to Luciano Scala by Special Warranty Deed from The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N. A.as successor to JPMorgan Chase Bank N.A. sbm Bank One National Association as for RASC 2001KS2, of record in Instrument No. 200911300108905 Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Luciano Scala and Shane Merrill Facio, as joint tenants with rights of survivorship, by Quitclaim Deed from Luciano Scala recorded December 3, 2009, of record in Instrument No. 20091203-0110839, said Register's Office.

This property is not a marital residence and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

This is improved property known as 305 Melpar Drive, Nashville, TN 37211.

In Witness Whereof, we have hereunto set our hands and signatures on this the 22 day of FEBRUARY, 2010.

Luciano Scala

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 Luciano Scala, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Nashville, Tennessee, this 22 day of February, 2010.

NOTARY PUBLIC

My Commission Expires: 3/10/2012

NICOLE BURTON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY