RETURN TO
AFFORDABLE CLOSINGS
2708 WESTERN HILLS DR
NASHVILLE TN 37214

BILL GARRETT, Davidson County
Trans:T20100027244 DEEDQC
Recvd: 05/06/10 13:31 3 pgs
Fees:18.00 Taxes:780.70

20100506-0034661

TN34701A

When recorded: Please Forward To:
Diversified Settlement Services, Inc.
1206 New Rodgers Road
Bristol, PA 19007

CONSIDERATION: $211,000.00

TAX ID NO: 173100A00500CO

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR TRUE VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS
$211,000.00
AFFIANT
SUBSCRIBED AND SWORN TO BEFORE ME, THIS
THE 06 DAY OF May 20 10
Deputy Register

This space reserved for Clerk

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

FOR VALUABLE CONSIDERATION of Two Hundred Eleven Thousand and 00/100 Dollars ($211,000.00) and other good and valuable consideration, cash in hand paid, the receipt and sufficient which is hereby acknowledged, **UNITED STATES OF AMERICA**, acting by and through, the US Army Corps of Engineers, Savannah District, with an address of 100 W. Oglethorpe Avenue, Savannah, GA 31401and hereinafter referred to as "Grantor", does hereby remise, release and convey with all quitclaim covenants unto and **ZU SONG WANG**, unmarried, whose mailing address is 3112 Thistle Down Lane, Antioch, TN 37013, hereinafter referred to as "Grantee, in fee simple, the following lands and property together with all improvements located in the County of Davidson, State of Tennessee, to wit:

That certain tract of parcel of land in Davidson County, Tennessee, described as follows, to-wit:

Land in Davidson County, TN, BEING Lot No. 5, on the Plan of Final Plat of Phase One, Barnes Bend Estates, of record in Instrument No. 20050802-0090369, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

BEING the same premises which James E. Wilson and Lorraine T. Wilson, husband and wife, by Deed dated _____, and recorded _____ in the Davidson County Recorder of Deeds Office, as Document No. ✱_____, granted and conveyed unto the United States of Ameriea, in fee simple. ✱20100502-0034660

Property Address: 3112 Thistle Down Lane, Antioch, TN 37013

Tax ID: 173100A00500CO

Prepared by: The Morris Group Attorneys and Counselors at Law, P.C.
5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462 (757) 321-6936.
The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deed on Demand/The Morris Group Invoice, Client Disclosure and Agreement (see www.deedsondemandusa/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation.

SUBJECT TO existing easements for public roads and highways, utilities, railroads and pipelines.

TOGETHER with all and singular, the tenements, hereditaments and appurtenances thereunto belonging or appertaining; and every right, title or interest, legal or equitable, of the seller(s), of in and to the same.

~~**TO HAVE AND TO HOLD**, the same unto buyer(s), buyer's heirs and assigns, to their proper use, benefit and behalf forever.~~

IN TESTIMONY WHEREOF I have hereunto set my hand(s) this 31st day of March, 2010.

UNITED STATES OF AMERICA

By: Cindy B. Turner (seal)

Title: **CINDY B. TURNER**
Deputy Chief, Real Estate Division

STATE OF ~~TENNESSEE~~ Georgia
COUNTY OF Chatham

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared Cindy B. Turner, as Deputy Chief - RE for the UNITED STATES OF AMERICA, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged to be person(s) within authorized to act on behalf of the Grantor herein and that ___ executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal this 31 day of March, 2010.

Peggy D. Shontz
Notary Public

My commission expires:

PEGGY D. SHONTZ
Notary Public
Chatham County
State of Georgia
My Commission Expires Jan 13, 2013

PEGGY D. SHONTZ NOTARY PUBLIC CHATHAM COUNTY, GA.

Prepared by: The Morris Group Attorneys and Counselors at Law, P.C.
5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462 (757) 321-6936.
The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deed on Demand/The Morris Group Invoice, Client Disclosure and Agreement (see www.deedsondemandusa/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation.

The following information is not a part of this Deed:

Mail Tax Bills to:	New Owner **ZU SONG WANG** 3112 Thistle Down Lane, Antioch, TN 37013
Prepared By:	The Morris Group, Attorneys and Counselors at Law, PC 5029 Corporate Woods Drive, Suite 225-A Virginia Beach, VA 23462

Return to after recordation:

Prepared by: The Morris Group Attorneys and Counselors at Law, P.C.
5029 Corporate Woods Drive, Suite 225-A, Virginia Beach, VA 23462 (757) 321-6936.
The attorney(ies) who prepared this instrument has/have not performed a title examination of the subject property and therefore makes no opinion or warranty as to the quality of title. The parties to this instrument agree they have reviewed, understand and accept its terms, acknowledge that they have read, understand and agree with the terms of the Deed on Demand/The Morris Group Invoice, Client Disclosure and Agreement (see www.deedsondemandusa/agreement), and that the attorney/client relationship between the client(s) ordering and paying for the instrument and attorney(ies) preparing this instrument is strictly limited to the instrument's preparation.