BILL GARRETT, Davidson County
Trans:T20100032311 DEEDQC
Recvd: 05/28/10 12:15 2 pgs
Fees:12.00 Taxes:0.00
20100528-0041367

This instrument prepared by:

Windmill Title, LLC
7103 Bakers Bridge Ave., Ste 103
Brentwood, TN 37027
Phone: (615) 613-0483

The actual consideration is $0.00.

Amanda E Kenj
AFFIANT

Subscribed and sworn to before me this the 28 day of May, 2010.

Madonna Howell
NOTARY PUBLIC

My Commission Expires: 07-21-2010

MADONNA HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NEW OWNER:

Tony Claiborne
4215 Pate Rd
Franklin TN 37064

SEND TAX BILLS TO:

Tony Claiborne
4215 Pate Rd
Franklin TN 37064

MAP/PARCEL:

081-15-0340.00

QUITCLAIM DEED

In consideration of 10.00 and other good and valuable consideration, Tony Claiborne, married, (hereinafter referred to as "Grantor"), does convey all of his/her/their undivided right, title and interest to the hereinafter described property to Tony Claiborne and Mary Darlene Claiborne, husband and wife (hereinafter referred to as "Grantee"). Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 2 on the final plat of the resubdivision of Lot Nos. 17 and 18 of the Underwood Plan of record in Instrument No. 20030528-0072126, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Tony Claiborne by Special Warranty Deed, dated March 17, 2010, from The Bank of New York Mellon FKA The Bank of New York, as Trustee for the Certificateholders CWABS, Inc., Asset-Backed Certificates, Series 2006-23, recorded in Instrument No. 20100405-0024888, said Register's Office.

Mary Darlene Claiborne, spouse of Tony Claiborne, joins in the execution of this deed for the purpose of conveying her marital interest in the subject property, if any.

This is improved property known as 1600 Knowles St., #B, Nashville, TN 37208.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantees.

IN WITNESS WHEREOF, effective this the 28 day of May, 2010.

GRANTOR:

TONY CLAIBORNE

MARY DARLENE CLAIBORNE

NOTE:
THIS DEED WAS PREPARED BASED UPON THE REQUEST AND INSTRUCTIONS OF THE GRANTORS, WITHOUT THE BENEFIT OF A TITLE SEARCH OR A SEARCH FOR LIENS AGAINST THE GRANTEES, WHICH MAY ATTACH TO THE PROPERTY, AND NO LEGAL ADVICE WAS GIVEN BY THE PREPARER.

STATE OF Tennessee

COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, Tony Claiborne and Mary Darlene Claiborne with whom I am personally acquainted (or proven to me upon the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed this instrument for the purposes contained therein.

Witness my hand, at office, the 28 day of May, 2010.

Madonna Howell
NOTARY PUBLIC

My Commission Expires: 07-21-2010

MADONNA HOWELL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

20101187R