THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES

This Instrument Prepared By and Returned To:
Foundation Title and Escrow, LLC
9045 Carothers Parkway, Suite 202
Franklin, TN 37067

QUITCLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL:
Tonya Peach 511 Wanda Drive Nashville, TN 37210	SAME	095100077.00

I, **THOMAS MCREDMOND,** do hereby quitclaim and by these presents do transfer and convey all of my right, title and interest unto **TONYA PEACH**, in and to the following tract of land in Davidson County, Tennessee described as follows:

Real estate located in Davidson County, Tennessee, described as follows:

Being Lot No. 119, Section II, Elm Hill Acres, as shown on plat of record in Plat Book 2331, page 68, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Tonya Peach and Thomas McRedmond by deed from Franklin mortgage Asset Trust 2009-A of record in Instrument No. 20100510-0035530, Register's Office for Davidson County, Tennessee.

This is improved property known as 511 Wanda Drive, Nashville, TN 38210.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 21st day of July, 2010.

Thomas McRedmond
THOMAS MCREDMOND

Davidson County DEEDQC
Recvd: 07/21/10 10:13 3 pgs
Fees:17.00 Taxes:0.00
20100721-0056954

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned notary public, of said state and county, Thomas McRedmond, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 21st day of July, 2010.

Notary Public

My Commission Expires: 3/18/14

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 before me, this the 21st day of July, 2010.

Notary Public

My Commission Expires:
3/18/14

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I, Dawn D. Chase do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of IN

County of Williamson

Personally appeared before me, Alice J. Stewart, a notary public for this county and state, (Dawn D. Chase who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

ALICE J. STEWART
STATE OF TENNESSEE
NOTARY PUBLIC
WILLIAMSON COUNTY

Alice J. Stewart

Notary's Signature

MY COMMISSION EXPIRES: 6/5/12

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).