This Instrument Prepared By:
Maria T. de Quesada
Attorney at Law
545 Mainstream Drive, Suite 320
Nashville, Tennessee 37228

BILL GARRETT, Davidson County
Trans:T20100074573 DEEDQC
Recvd: 11/24/10 11:21 3 pgs
Fees:17.00 Taxes:0.00
20101124-0094179

Address New Owner:	**Send Tax Bills to:**	**Map & Parcel Number**	
Russell John Gallian 2308 Cabin Hill Road Nashville, Tennessee 37214	Bank of America 450 American Street Simi Valley, CA 93065	**MAP:** **PARCEL:**	073-11-0 061.00

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Tina Diane Gallian, for and in consideration of the Final Decree of Divorce between the parties, does hereby bargain, sell, release, remise, quit claim, and convey unto Russell John Gallian all her right, title and interest in and to the following described real estate, to wit:

Land in Davidson County, Tennessee, being Lot No.2188 on the Plan of Revision of Section One, Sunset View, as shown of record in Plat Book 2663, page 27 & 28 Registers Office of Davidson County, Tennessee to which reference is hereby made for a more complete description.

BEING the same property conveyed to Russell John Gallian and wife, Tina Diane Gallian, by Warranty Deed, from Kevin Douglas Gallian, unmarried, dated August 17, 2007, of record as Instrument No. 20070820-0099139, in the Register's office for Davidson County, Tennessee.

This conveyance is subject to any and all existing restrictions and easements of record.

The improved property known as 2308 Cabin Hill Road, Nashville, Tennessee 37214

WITNESS my hand this 19 day of October, 2010.

Tina Diane Gallian
TINA DIANE GALLIAN

STATE OF Alabama)
COUNTY OF Lauderdale)

Before me, the undersigned Notary Public in and for the County and State aforesaid, personally appeared **Tina Diane Gallian,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged to be the person within named and that he executed the foregoing instrument for the purpose therein contained.

Witness my hand and seal, this 19 day of October, 2010.

NOTARY PUBLIC

MY COMMISSION EXPIRES DEC. 17, 2011

My Commission Expires: _____

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, or we, hereby swear or affirm to the best of affiants knowledge, information and belief, this transfer is pursuant to a Final Decree of Divorce and is therefore exempt under TCA 67-4-409(a)(3)(E).

AFFIANT

SWORN TO AND SUBSCRIBED before me, this 25th day of October, 2010.

NOTARY PUBLIC

TASHINA M. WEBER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.

My Commission Expires: 11-04-2013 My Commission Expires NOV. 4, 2013