THIS DOCUMENT PREPARED BY (AND AFTER RECORDING RETURN TO):

All Star Title, Inc.
1314 Bedford Avenue
Suite 202
Baltimore, MD 21208
Telephone: 410-580-0666 Fax: 410-580-0600
File No. AST-10-12561ECL
Prepared by - Ellen Fistler Bridge

BILL GARRETT, Davidson County
Trans:T20100078824 DEEDQC
Recvd: 12/15/10 10:20 3 pgs
Fees:17.00 Taxes:0.00
20101215-0099677

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QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **MARTIN JAMROSE and RACHAEL HERNANDEZ, now known as RACHAEL JAMROSE**, hereinafter referred to as "Grantors", do hereby bargain, sell, remise, release, quit claim and convey unto **MARTIN JAMROSE and RACHAEL JAMROSE**, husband and wife, as tenants by the entirety with rights of survivorship, hereinafter "Grantees", the following real estate, together with all improvements located thereon, lying in the **County of Davidson**, State of Tennessee, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 30 on the Plan of Hagars Grove, Phase Two, of record in Instrument 200507080079562, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a complete description.

THE IMPROVEMENT THEREON BEING COMMONLY KNOWN AS 6105 Hagars Grove Pass Hermitage, TN 37076

BEING the same property conveyed to Martin Jamrose and Rachael Hernandez from Frank Batson Homes, Inc., by Deed dated October 23, 2006, and recorded on October 25, 2006, as Document No. 20061025-0132233. The said Rachael Hernandez having since married in 2007, and is now known as Rachael Jamrose.

NOTE: THIS DEED IS BEING RECORDED FOR THE SOLE PURPOSE OF REFLECTING THE MARRIED STATUS AND CHANGE IN NAME FOR THE GRANTORS HEREIN; EXEMPT FROM TRANSFER FEES.

THIS DOCUMENT CREATES LEGAL CONSEQUENCES, WHICH SHOULD BE DEFINED, DISCUSSED, AND CONFIRMED WITH COMPETENT LEGAL REPRESENTATION. THERE IS NOT ANY ASSURANCE TO THE USER THAT THIS DOCUMENT WILL ACCOMPLISH A PARTICULAR LEGAL RESULT OR OBJECTIVE WITHOUT THE REVIEW OF ALL CIRCUMSTANCES WHICH REQUIRE ITS' COMPLETION.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging. We do hereby warrant the title herein conveyed against the lawful claims of all persons claiming the same by, through or under us, but not further or otherwise.

WITNESS Grantors' hands this day of , 2010.

Witness CDSmith

{SEAL}
MARTIN JAMROSE

Witness CDSmith

Rachael Hernandez now known as Rachael Jamrose {SEAL}
RACHAEL HERNANDEZ, now known as RACHAEL JAMROSE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 22 day of November, 2010, before me, the undersigned officer duly commissioned and qualified, personally appeared MARTIN JAMROSE and RACHAEL HERNANDEZ, now known as RACHAEL JAMROSE, known to be (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as their free act and deed.

Notary Public

My Commission expires: 9-3-2013

SORIN DIOSAN
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY
My Commission Expires September 3, 2013

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I, or we, herby swear that to the best of the affiants knowledge, information and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 10.00 which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

Affiant: Rachael Jamrose

Subscribed and sworn to before me this 22 day of Nov, 2010.

Notary Public
My Commission expires: 9-3-2013

Person or Agency responsible for taxes: Owners
MARTIN JAMROSE and RACHAEL JAMROSE
6105 HAGARS GROVE PASS
HERMITAGE, TN 37076

SORIN DIOSAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
My Commission Expires September 3, 2013

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