BILL GARRETT, Davidson County
Trans:T20110015316 DEEDQC
Recvd: 03/15/11 09:43 2 pgs
Fees:12.00 Taxes:0.00
20110315-0020386

Prepared by:

Steltemeier & Westbrook, PLLC
3326 Aspen Grove Drive, Suite 604
Franklin, TN 37067

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $ -0-.

Affiant

Subscribed and sworn to before me this 11th day of March, 2011.

Notary Public
My commission expires 11-21-12

Michelle A. Trigleth
State of Tennessee Notary Public
Williamson County

Address of New Owner:	Send Tax Bills to:	Tax Information:
Kevin A. Pellatiro	Same	160-14-0-B
5840 Brentwood Trace		136.00
Brentwood, TN 37027		

QUITCLAIM DEED

For consideration, the receipt and sufficiency whereof is hereby acknowledged, the undersigned, Kevin A. Pellatiro and Shannon L. Pellatiro, as successors in interest to Pellatiro Properties, LLC, a Tennessee Limited Liability Company that has been administratively dissolved by the State of Tennessee, hereinafter referred to as Grantor(s), by these presents, quitclaim and convey all of their right, title and interest unto Kevin A. Pellatiro and wife, Shannon L. Pellatiro hereinafter referred to as the Grantee(s), in and to the following tract or parcel of land, to-wit:

Situate in Davidson County, Tennessee, being Unit No. 5840 Brentwood Trace Condominiums, a Horizontal Property Regime, located on Old Hickory Boulevard, Davidson County, Tennessee, as shown on the Plat of Brentwood Trace Condominiums, as of record in Book 5200, Page 219, as revised in Book 5200, Page 261 and described in a Master Deed recorded in Book 5545, Page 510, Register's Office for said County, to which plan reference is here made for a more complete description of such Unit.

Being the same property conveyed to Kevin Pellatiro and wife, Shannon Pellatiro by deed from Dale L. Finley and wife, Carla J. Finley, dated July 21, 2006, recorded in Instrument No. 20060725-0089580, said Register's Office. Further Kevin Pellatiro and wife, Shannon Pellatiro conveyed subject property to Pellatiro Properties, LLC, by Quitclaim Deed dated October 30, 2006, recorded in Instrument No. 20061102-0136128, Register's Office for Davidson County, Tennessee. The said Pellatiro Properties, LLC having been administratively dissolved by the State of Tennessee Secretary of State and Kevin A. Pellatiro and Shannon L. Pellatiro being the Successors in Interest to Pellatiro Properties, LLC.

This conveyance is subject to all easements, restrictive covenants and conditions and other matters of record, including all items set out on any applicable plat of record.

This is improved property located at 5840 Brentwood Trace, Brentwood, TN 37027.

Witness our hands this 4th day of March, 2011.

Kevin A. Pellatiro

Shannon L. Pellatiro

Kevin A. Pellatiro, former Member
Pellatiro Properties, LLC

Shannon L. Pellatiro, former Member, Pellatiro Properties, LLC

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Michelle A. Trigleth
State of Tennessee Notary Public
Williamson County

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Kevin A. Pellatiro and Shannon L. Pellatiro, the bargainor(s), with whom I am personally acquainted, and who acknowledged that the within instrument was executed for the purposes therein contained.

Witness my hand and official seal at Franklin, TN, this 4th day of March, 2011.

Notary Public

My Commission Expires: 11-21-12

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a notary public in and for said county and state, the within named Kevin A. Pellatiro and Shannon L. Pellatiro, as successors in interest to Pellatiro Properties, LLC the bargainors, with whom I am personally acquainted, and who acknowledged that they are the former Members of Pellatiro Properties, LLC, and as such former Members have executed the within instrument in the capacity and for the purposes therein contained.

Witness may hand and official seal at Franklin, TN, this 4th day of March, 2011.

Notary Public

My Commission Expires: 11-21-12

Michelle A. Trigleth
State of Tennessee Notary Public
Williamson County