BILL GARRETT, Davidson County
Trans:T20110018474 DEEDQC
Recvd: 03/30/11 10:29 2 pgs
Fees:12.00 Taxes:0.00
20110330-0024348

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5409 Maryland Way, Ste 130
Brentwood, TN 37027

QUITCLAIM DEED	
LYNDA L. MARVEL STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY	STATE OF TENNESSEE COUNTY OF Davidson THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00. Leslie Garside AFFIANT SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th day of February, 2011. NOTARY PUBLIC My commission expires: 8-16-14

THIS INSTRUMENT PREPARERD BY:
Limestone Title and Escrow, LLC, 5409 Maryland Way, Suite 130, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
THANH C. NGUYEN etal 477 Annex Drive Nashville, TN 37209	Same address as new owner	0901506000

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **THANH C. NGUYEN, a married man and BINH C. NGUYEN, a married man,** hereinafter called the Grantors, have quitclaimed and sold and by these presents do hereby quitclaim all our right, title and interest unto **HOANG M. NGUYEN and spouse, THUY HONG NGUYEN and THANH C. NGUYEN and spouse, TRAN T. NGUYET,** hereinafter called the Grantees, their heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

> Being Lot 278, as shown on the map entitled Charlotte Park, Section 6, of record in Plat Book 2900, pages 7 and 8, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description.
>
> Being the same property conveyed to Thanh C. Nguyen and Binh C. Nguyen by Warranty Deed from Phoung Thi Ngoc Nguyen, married, dated 7/1/2008, recorded 7/3/2008, of record in Instrument No. 20080703-0068919, in the Register's Office for Davidson County, Tennessee.

This property is not a marital residence of the aforementioned **BINH C. NGUYEN** and as such is not subject to any homestead, dower or other marital interest as contemplated by T.C.A. 260-2-307 or other similar statute.

I, **TRAN T. NGUYET,** wife of the aforesaid **THANH C. NGUYEN,** do hereby join in

this conveyance for the purpose of relinquishing any and all rights, title and interest, marital or otherwise, that I might have in said property as the wife of the aforesaid **THANH C. NGUYEN.**

WITNESS OUR HANDS, this 24th day of February, 2011.

THANH C. NGUYEN

BINH C. NGUYEN

TRAN T. NGUYET

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, a Notary Public, **THANH C. NGUYEN, BINH C. NGUYEN, and TRAN T. NGUYET** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this 24th day of February, 2011.

Notary Public

John A Bell Jr
Printed Notary Name

My commission expires: 7-7-14

JOHN A. BELL, JR. STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires July 7, 2014