BILL GARRETT, Davidson County
Trans:T20110020363 DEEDQC
Recvd: 04/07/11 08:46 2 pgs
Fees:12.00 Taxes:0.00
20110407-0026806

Prepared By and Return to:
LandCastle Title, LLC
3343 Aspen Grove Drive, Suite 240
Franklin, TN 37067-2908
File Number: NSR-110200025S

QUIT CLAIM DEED

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILL TO:	MAP/PARCEL NUMBERS:
Robert Sean Perry and Thomas Raymond Justice	Robert Sean Perry and Thomas Raymond Justice	082-08-0A-005.00-CO
(Name)	(Name)	
938A West Eastland Avenue	938A West Eastland Avenue	
(Address)	(Address)	
Nashville, TN 37206	Nashville, TN 37206	
(City) (State) (Zip)	(City) (State) (Zip)	

THIS INDENTURE, made and entered into as this 30 day of March, 2011., by and between

Sean Perry,

as party or parties of the first part, and

Robert Sean Perry and Thomas Raymond Justice,

as party or parties of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, all right, title and interest in and to the following described real estate, situated in the County of Davidson, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein be reference.

This is unimproved ( ) improved (X) property known as: 938A West Eastland Avenue, Nashville, TN, 37206.

Being the same property conveyed to the party of the first part by Special Warranty Deed Deed of record at Instrument Number 20110323-0022666, Page in the Register's Office of Davidson County, Tennessee.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

Sean Perry

State of Tennessee
County of Williamson

Personally appeared before me, a Notary Public in and for said County and State, the within named bargainor, with whom I am personally acquainted (or proved tome on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand this 30th day of March, 2011.

Notary Public

My Commission Expires: 10-2014

VERONICA TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

State of Tennessee
County of Williamson

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.

Affiant

Subscribed and sworn to before me this 30th day of March, 2011.

Notary Public

My Commission Expires: 10-2014

VERONICA TAYLOR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

EXHIBIT A

Land in Davidson County, Tennessee, being Unit 5, The West Eastland Townhomes, as established under Master Deed of record in Instrument 20060718-0086336 amended at Instrument No. 20061026-0132919, in the Register's Office, Davidson County, Tennessee, to which master deed reference is hereby made for a more particular description of said unit.

Being the same property conveyed to The Bank Of New York Mellon F/K/A The Bank Of New York, As Trustee For The Holders Of The Certificates, First Horizon Mortgage Pass-Through Certificates Series FHAMS 2007-FA3, By First Horizon Home Loans, A Division Of First Tennessee Bank National Association, Master Servicer, in its capacity as agent for the Trustee under the Pooling and Servicing Agreement by Substitute Trustee's Deed recorded 7/12/10, instrument no. 20100712-0054539, in the Register's Office of Davidson County, Tennessee.

Being the same property conveyed to Sean Perry by Special Warranty Deed, recorded 3/23/11, in Instrument No. 20110323-0022100 in the Register's Office of Davidson County, Tennessee.