BILL GARRETT, Davidson County
Trans:T20110055912 DEEDQC
Recvd: 09/09/11 09:32 1 pgs
Fees:12.00 Taxes:0.00
20110909-0069926

QUITCLAIM DEED

FROM: Lilyvan Nguyen

TO: Loc Nguyen

This instrument prepared by:
MICHAEL J. PHILBIN, P.C.
2021 Richard Jones Road
Suite 220
Nashville, TN 37215-2860

Name and Address of New Owner	Name and Address of Persons or of Entity Responsible for Payment of Property Taxes	Map – Parcel Number(s)
Loc Nguyen 401 Spickard Court Nashville, TN 37218	Bank of America P.O. Box 515507 Los Angeles, CA 90051-6807	58-9-A-202CO

KNOW ALL MEN BY THESE PRESENTS that for the sum of Ten and No/100 Dollars ($10.00), cash in hand paid, and for the express purpose of making a conveyance, I, **Lilyvan Nguyen**, hereby convey, remise, release and quitclaim all of my interest unto **Loc Nguyen**, his successors and assign, in the following described parcels of land in Davidson County, Tennessee:

Land in Davidson County, Tennessee. Being Lot No. 193, on the Plan of Jordan Ridge at Eaton's Creek, Phase 7- Section 1, of record in Instrument No. 20070824-0101605, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Loc Nguyen and Lilyvan Nguyen, husband and wife, by deed from NVR, Inc. a Virginia Corporation T/A Fox Ridge Homes, dated April 16, 2008, of record in Instrument No. 20080418-0039451, said Register's Office for Davidson County, Tennessee.

This is improved property known as: 401 Spickard Court, Nashville, TN 37218 a/k/a 2765 Cato Ridge Drive, Nashville, TN 37218

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

WITNESS my/our hand on this 2 day of September, 2011.

Lilyvan Nguyen

STATE OF TENNESSEE §
COUNTY OF DAVIDSON §

Personally appeared before me, the undersigned, a Notary Public in and for said county and State, the within named **Lilyvan Nguyen**, the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 2nd day of September, 2011.

7-6-15
Commission Expiration Date

SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015

Notary Public

Printed Name of Notary

STATE OF TENNESSEE§
COUNTY OF DAVIDSON §

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this 2nd day of September, 2011.

Notary Public

Commission Expiration Date: 7-6-15

SHANNON PHILBIN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires JULY 6, 2015