BILL GARRETT, Davidson County
Trans:T20110064644 DEEDQC
Recvd: 10/17/11 10:21 2 pgs
Fees:12.00 Taxes:0.00
20111017-0080396

THIS INSTRUMENT PREPARED BY:
Jennifer S. Dunlap, Attorney
7101 Executive Center Dr. #151
Brentwood, TN 37027

NEW OWNER:
Angela Nguyen
5211 Franklin Pike
Nashville, TN 37220

SEND TAX BILLS TO:
New Owner

MAP/PARCEL:
160-02 57.00

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that I, ANGELA NGUYEN, for and in consideration of Ten and no/100's ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, have bargained and sold and do hereby convey remise, release and forever quitclaim unto ANGELA NGUYEN AND HUSBAND, JAKUB SVARC, all my interest in and to a certain tract of land in **Davidson** County, Tennessee, described as follows:

LAND in Davidson County, TN, BEING Lot No. 1, on the Plan of Russellwood Heights, of record in Book 3842, page 188, Register's Office for Davidson County, TN, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Angela Nguyen by deed from Suntrust Mortgage, Inc, of record in Instrument No. 20101019-0083517, Register's Office for Davidson County, TN.

This is improved property known as 5211 Franklin Road, Nashville, Tennessee 37220.

This instrument and the interest released and quitclaimed are subject to such limitations, encumbrances, easements and restrictions as may affect the premises.

WITNESS my hand this the 12th day of October, 2011.

ANGELA NGUYEN

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Angela Nguyen, the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence that she executed the within instrument for the purpose therein contained.

Witness my hand and seal at Brentwood, TN this 12th day of October, 2011.

Notary Public

My commission expires: 9/23/13

JENNIFER S. DUNLAP
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration for this transfer is $0.00.

Affiant

Sworn to and subscribed before me this the 12th day of October, 2011.

Notary Public

My commission expires: 9/23/13

