BILL GARRETT, Davidson County
Trans:T20120011393 DEEDQC
Recvd: 02/15/12 12:36 2 pgs
Fees:17.00 Taxes:0.00
20120215-0013378

Map 150-14-0-D
Parcel 073.00CO
G-22544-2A

FROM
Bande Serra, an unmarried woman

FROM
John T. Cook, Trustee

AND

TO
John T. Cook, Trustee

TO
Bande Serra, an unmarried woman

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

The actual consideration for this transfer is $ N-O-N-E.

Kathy Goodson
Affiant

DEBORAH M. O'NEIL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

Subscribed and sworn to before me this the 10th day of February, 2012.

My Commission Expires: 1/6/14

Notary Public

THIS INSTRUMENT PREPARED BY:
JOHN T. COOK, P.C., 2927 Berry Hill Drive, Nashville, TN 37204

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:
Bande Serra	Bank of America, N.A.
(Name)	(Name)
4608 Buckpasser Avenue	P.O. Box 35170
(Street Address)	(Street Address)
Antioch, TN 37013	Simi Valley, CA 93062-5170
(City) (State) (Zip Code)	(City) (State) (Zip Code)

QUITCLAIM DEED

FOR AND IN CONSIDERATION and no monetary consideration and for the express purpose of making a re-conveyance to create a tenancy in fee simple in **Bande Serra, an unmarried woman**, I, **Bande Serra, an unmarried woman,** by these presents do hereby quitclaim and convey unto **John T. Cook, Trustee** his successors and assigns, the following described tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 157 on the Plan of Keeneland Downs, Phase One, RS 10 Cluster Lot Subdivision, a Planned Unit Development, of record in Instrument No. 20070612-0070162, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete legal description thereof.

Being the same property conveyed to Harold Coke, an unmarried man by Warranty Deed from Keeneland Partners, LLC, a Tennessee limited liability company, of record in Instrument No. 20100621-0047923, dated June 18, 2010, Register's Office for Davidson County, Tennessee. The said Harold Coke having quitclaimed his interest in the property to Harold Coke, an unmarried man and Bande Serra, an unmarried woman, as joint tenants with right of survivorship, dated November 22, 2010, of record in Instrument No. 20101124-0094178, Register's Office for Davidson County, Tennessee. The said Harold Coke having since died on December 11, 2011 and the property is vested in Bande Serra as the sole survivor.

THIS is improved property known as: 4608 Buckpasser Avenue, Antioch, Tennessee, 37013.

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

AND NOW, I, the said **John T. Cook, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim and convey unto **Bande Serra, an unmarried woman**, her heirs and assigns, the same property herein- above described and set forth, to which reference is here made, and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands this the 10th day of February, 2012.

Bande Serra

, Trustee

John T. Cook, Trustee

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 **Bande Serra,** the within-named bargainor, 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 10th day of February, 2012.

My Commission Expires: 1/6/14

Notary Public

DEBORAH M. O'NEIL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN

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 **John T. Cook, Trustee**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 10th day of February, 2012.

My Commission Expires: 1/6/14

Notary Public

DEBORAH M. O'NEIL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN