BILL GARRETT, Davidson County
Trans:T20120022084 DEEDQC
Recvd: 03/27/12 10:16 3 pgs
Fees:17.00 Taxes:0.00
20120327-0025893

THIS INSTRUMENT PREPARED BY:
Curphey & Badger Law
28100 US Hwy 19 North, Suite 300
Clearwater, Fl 33761

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
Michael S Anderson & Elizabeth Anderson
714 Brook Hollow Road
Nashville, TN 37205

Property Tax ID#: 11507002200
File #: HLCE-SS20405-LAA

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, ELIZABETH A ANDERSON f/k/a ELIZABETH A CYPRUS and MICHAEL S ANDERSON, wife and husband, who acquired title as unmarried, as Grantors, and MICHAEL S ANDERSON and ELIZABETH A ANDERSON, husband and wife, as joint tenants with rights of survivorship, as Grantees, hereby convey all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 33 ON THE PLAN OF BROOK MEADE, SECTION II OF RECORD IN BOOK 2133, PAGE 76, REGISTERS OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

2) ALL RESTRICTIONS OF RECORD; (3) ALL EASEMENTS OF RECORD; (4) ALL VISIBLE EASEMENTS; (5) ALL MATTERS APPEARING ON THE PLAN OF RECORD; (6) ALL APPLICABLE GOVERNMENTAL AND ZONING REGULATIONS.

Parcel ID: 11507002200
Commonly known as 714 Brook Hollow Road, Nashville, TN 37205

DERIVATION CLAUSE

The instrument constituting the source of the Borrower's interest in the foregoing described property was a WARRANTY DEED recorded under instrument No. 20091118-0106223 in the Register's Office of Davidson County, Tennessee.

In witness whereof, this Grantors have hereunto set their hands and seals on this the date first above written.

Vivian B. Cothran
Witness

Elizabeth A Anderson f/k/a Elizabeth A. Cyprus
ELIZABETH A ANDERSON f/k/a
ELIZABETH A CYPRUS

Michael S. Anderson
MICHAEL S ANDERSON

VIVIAN B. COTHRAN
Printed Name

Vivian B. Cothran
Witness

VIVIAN B. COTHRAN
Printed Name

VIVIAN B. COTHRAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES
2012

STATE OF TN }

COUNTY OF Davidson }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainer, of ELIZABETH A ANDERSON f/k/a ELIZABETH A CYPRUS and MICHAEL S ANDERSON, with whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence), and who acknowledged and executed the within instrument as Grantors' free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid on this the 10th day of March, 2012.

Vivian B. Cothran
Notary Public
My Commission Expires

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

Michael S. Anderson Elizabeth A. Anderson f/k/a Elizabeth A. Cyprus
Affiant's Name

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

Vivian B. Cothran
Notary
My Commission expires: May 8, 2012

Name and Address of Property Owner:
Mike Anderson & Elizabeth Anderson
714 Brook Hollow Rd
Nashville, TN 37205

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:

VIVIAN B. COTHRAN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES:
MAY 8, 2012

VALUE AFFIDAVIT

STATE OF Tennessee

COUNTY OF Davidson

The actual **consideration or value,** whichever is greater,

for this transfer is $ 0

Michael J Kandy
Affiant

Subscribed and sworn to before me this 14 day of

March, 2012

Notary Public KRISTIN TRAN

My Commission Expires: 05/02/14

KRISTIN TRAN
COMM. # 1888017
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
MY COMM. EXP. MAY 2, 2014