THIS INSTRUMENT PREPARED BY: **Chapman & Rosenthal Title, Inc.** **3817 Bedford Avenue** **Suite 140** **Nashville, Tennessee 37215**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is: $-0-. Affiant Subscribed and sworn to before me, this 20th day of April, 2012. Notary Public My Commission Expires:

KATE ROSENTHAL NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires September 9, 2014

QUITCLAIM DEED

Address New Owner: Tonya A. Miller 805 Fair Oaks Drive Madison, TN 37115	Send Tax Bills To: ~~New Owner~~ NEW OWNER P.O. Box 1428 Madison, TN 37116-1428	Tax Information: 51-7-12-11D-14990

FOR AND IN CONSIDERATION of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, William A. Miller (hereinafter referred to as the "Grantor") does hereby quitclaim, transfer and convey unto Tonya A. Miller, her heirs and assigns all of his rights, title and interest in the real property in the County of Davidson, State of Tennessee, and more particularly described as follows:

Land in the 11th Civil District of Davidson County, Tennessee, being Lot No. 11 on the Map of Pleasant Acres, Sec. V, as of record in Book 2331, page 56, Register's Office for said County.

Said Lot No. 11 fronts 105 feet on the south side of Fairoaks Drive, and runs back 286.78 feet on the west line and 346.87 feet on the east line, to a dead line in the rear on which it measures 192 feet.

Being the same property conveyed to William A. Miller and wife, Tonya A. Miller by deed from William R. Dunn, Jr. and wife, Claudette C. Dunn of record in Book 10889, page 94 in the Register's Office for Davidson County, Tennessee.

This is improved property known as 805 Fair Oaks Drive Madison, TN 37115.

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

BILL GARRETT, Davidson County
Trans:T20120030593 DEEDQC
Recvd: 04/26/12 11:35 2 pgs
Fees:12.00 Taxes:0.00
20120426-0035785

IN WITNESS WHEREOF, Grantor has executed this instrument on this 20th day of April, 2012.

William A Miller

William A. Miller

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned Notary Public, in and for the said county and state, the within named William A. Miller 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 office, this 20th day of April, 2012.

Barbara G Pollack

Notary Public

BARBARA G POLLACK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 05-08-2012