This Instrument Prepared by, & Return To:
Charles E. Reed, Attorney at Law
2840 Logan Street, Suite 100
Nashville, TN 37211
Telephone: (615) 631-2075

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 4th day of May, 2012

Notary Public
My commission expires: July 6th, 2015

CHARLES E. REED
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Address of New Owner:	Send Tax Bills to:	Assessor's Parcel ID:
David M. Fitts 3404 Gwen Drive Nashville, TN 37207	NEW OWNER	050 10 0 257.00

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, the receipt and sufficiency of which are hereby acknowledged, and for the express purpose of creating a tenancy by the entireties in the property described below, David M. Fitts, ("Grantor"), hereby quitclaims to David M Fitts and Sonia Rebeca Sentes Luna, husband and wife ("Grantee"), their successors, heirs and assigns, the following described realty located in Davidson County, Tennessee, as set forth in EXHIBIT A, attached hereto and made a part hereof.

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

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

This property is improved property known as: 3404 Gwen Drive Nashville, TN 37207

WITNESS my hand this 4th, day of May, 2012.

David M. Fitts

BILL GARRETT, Davidson County
Trans:T20120035672 DEEDQC
Recvd: 05/15/12 12:06 3 pgs
Fees:17.00 Taxes:0.00
20120515-0041925

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 David M. Fitts, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 4th day of May, 2012

Notary Public

My Commission expires: July 6th, 2015

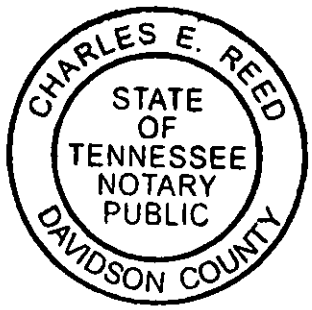


EXHIBIT A

Legal Description

A certain tract or parcel of land located in Davidson County, Tennessee, said tract is known as 3404 Gwen Drive, Nashville, Tennessee 37207.

Said Tract begins at a point in the Easterly margin of Gwen Drive; said point is 166.66 feet North from centerline of Masonwood Drive; thence East 133 feet N89 degrees 19 minutes to a point; thence North 75 feet, parallel to Gwen Drive to a point; thence West 133 feet to margin to Gwen Drive; thence Southerly 75 feet with the margin of Gwen Drive to the point of the beginning.

Being the same property conveyed to David Fitts, by Installment Deed from Mildred F. Jackson, of record at Instrument No. 20050906-0106502, Register's Office for Davidson County, Tennessee.

Also being a part of the same property conveyed to Thomas P. Jackson, by Deed from Joseph Adrian Young, Et. Ux., of record at Book 1729, pages 127 and 128, Register's Office of Davison County, Tennessee and subsequently willed to Mildred F. Jackson as Noted to Will Book 137, Page 364 and under filed Number 71192, dated January 14, 1982.