After Recording Return To:

This Instrument Prepared Under the Supervision OF:
Nancy Webber, Esquire
By Law's Specialty Group, Inc.
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300

BILL GARRETT, Davidson County
Trans:T20120042523 DEEDQC
Recvd: 06/08/12 12:23 2 pgs
Fees:12.00 Taxes:0.00
20120608-0050298

Map & Parcel: 142-03-0-043.00

QUIT CLAIM DEED

[this deed is being executed to remove deceased person from title]

New Owner/ Property Being Conveyed
Gregg L. Guerreno
Jerrilyn J. Guerreno
7293 Cavalier Road
Nashville, TN 37221

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 25th day of May, 2012, between GREGG L. GUERRENO, individually and surviving sole decedent and heir of Frank Guerreno, Jr., Deceased December 28, 2005, and wife, JERRILYN J. GUERRENO, with a mailing address of 7293 Cavalier Road, Nashville, Tennessee 37221, hereinafter referred to as "**Party of the First Part**" and GREGG L. GUERRENO and JERRILYN J. GUERRENO, husband and wife as tenants by the entireties, hereinafter referred to as "**Party of the Second Part.**"

The life estate interest held by Frank Guerreno, Jr., as acquired in deed dated October 29, 2001 and recorded as instrument number 20011029-0117472, in Davidson County, Tennessee, is hereby extinguished with his demise on December 28, 2005.

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

Situated in the Davidson County, Tennessee and being further bounded and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 381 ON THE PLAN OF WALNUT HILL MANOR, SECTION 1, AS OF RECORD IN PLAT BOOK 4460, PAGE 108, REGISTER'S OFFICE DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

THIS CONVEYANCE IS MADE SUBJECT TO RESTRICTIONS OF RECORD IN BOOK 4643, PAGE 946, AMENDED IN BOOK 5057, PAGE 885 AND ALL MATTERS APPEARING ON THE PLAN OF RECORD IN PLAT BOOK 4460, PAGE 108.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY AS CONVEYED TO GREGG L. GUERRENO AND WIFE, JERRILYN J. GUERRENO AND FRANK GUERRENO, JR., MARRIED BY DEED RECORDED JULY 2, 2003 AS INSTRUMENT NUMBER 20030702-0091738 AND RERECORDED AS INSTRUMENT NUMBER IN 20030904-0128604 IN DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 7293 Cavalier Road, Nashville, Tennessee 37221
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Gregg L Guerreno — Jerrilyn J. Guerreno

GREGG L. GUERRENO, individually and surviving sole decedent and heir of Frank Guerreno, Jr., Deceased

JERRILYN J. GUERRENO

STATE OF TENNESSEE **COUNTY OF** Davidson

On this 25th day of May, 2012, before me personally appeared GREGG L. GUERRENO, individually and surviving sole decedent and heir of Frank Guerreno, Jr., Deceased December 28, 2005, and wife, JERRILYN J. GUERRENO, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

MARY E. WELLS NOTARY PUBLIC STATE OF TENNESSEE DICKSON COUNTY

My Commission Expires September 23, 2015

Mary E Wells
NOTARY PUBLIC

My Commission Expires: Sept 23, 2015

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 10.00.

Gregg L. Guerreno — Jerrilyn J. Guerreno

GREGG L. GUERRENO, individually and surviving sole decedent and heir of Frank Guerreno, Jr., Deceased

JERRILYN J. GUERRENO

Subscribed and sworn to before me this 25th day of May, 2012.

MARY E. WELLS NOTARY PUBLIC STATE OF TENNESSEE DICKSON COUNTY

My Commission Expires September 23, 2015

Mary E Wells
NOTARY PUBLIC

My Commission Expires: Sept 23, 2015

The preparer did not conduct a title search or examination in connection with this instrument on the property described herein, and therefore title is neither warranted nor guaranteed by preparer. The preparer expresses no opinion as to the title the Grantee(s) will receive. The preparer has not had any contact with the Grantor(s) nor Grantee(s) nor was any legal advice was given to any party herein. Information contained in this instrument was provided to preparer by an agent for said Grantor and/or Grantee. The preparer of this deed makes no representation as to: the status of the title; property use; any zoning regulations concerning described property herein conveyed; or any matter except the validity of the form of this instrument. No boundary survey was made at the time of this conveyance. PREPARER IS NOT RESPONSIBLE FOR CLOSING, the execution of this document, the validity of any power of attorney, if one is being used, the collection of taxes nor the recording of this instrument. Preparer not responsible for typed or hand written additions made to this instrument after its preparation. In some instances, the conveyance amount was not made available to preparer and was added after the preparation of this instrument by agent for Grantor.