THIS INSTRUMENT PREPARED BY:
Lakeside Title & Escrow, LLC
833 Wren Rd Suite A
Goodlettsville, TN 37072

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Nicholas S. Phillips and Pamela R. Phillips	Nicholas S. Phillips and Pamela R. Phillips	162120A09600CO
1044 Brittany Park Drive	1044 Brittany Park Drive	
Antioch TN, 37013	Antioch TN, 37013	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between, Nicholas S. Phillips and Pamela Ruby, hereinafter referred to as the "GRANTOR" Nicholas S. Phillips and wife, Pamela R Phillips hereinafter referred to as the "GRANTEE":
* Husband and Wife

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledge, and other good and valuable consideration, Nicholas S. Phillips and Pamela Ruby has this day quitclaimed unto Nicholas S. Phillips and Pamela R Phillips, any right, title and interest in and to certain real property located in Davidson County, being more particularly described as follows, to wit:
* Husband and Wife
Property known as 1044 Brittany Park Drive Antioch, TN 37013, County of Davidson

Land in Davidson County, Tennessee, being Lot No. 96, on the Plan of Brittany Park, Phase 1B, First Revision, of record in Book 9700, Page 610, Register's Office for said County, to which plan reference is hereby made for a more complete description.

Being the same property conveyed to Nicholas S. Phillips, unmarried, and Pamela Ruby, unmarried, by deed from Lana Sue Rose, unmarried, dated 10/18/2006 filed of record in Instrument No. 20061019-0129541, said Register's Office.

Tax Map and Parcel ID is as follows 162120A09600CO

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

In Witness Whereof, the undersigned has hereunto set his hand on this the September 17, 2012.

Nicholas S. Phillips

Pamela Ruby, n/k/a Pamela R. Phillips

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State , Nicholas S. Phillips and Pamela Ruby, a/k/a Pamela R. Phillips 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.

BILL GARRETT, Davidson County
Trans:T20120072650 DEEDQC
Recvd: 09/26/12 13:26 2 pgs
Fees:12.00 Taxes:0.00
20120926-0087633

Witness my hand and official seal at Davidson County, Tennessee this 17 day of Sept, 2012

Notary Public

BETH STURDIVANT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Commission Expiration 1-26-16

I, or we hereby swear or affirm that to the best of the affiants knowledge, information, and belief, the actual consideration for this transfer 0.00.

Affiant

Subscribed and sworn to before me this 17 day of Sept, 2012.

Notary Public

BETH STURDIVANT
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY