Davidson County DEEDQC
Recvd: 01/09/06 11:38 3 pgs
Fees:17.00 Taxes:0.00

20060109-0002882

mail To:
Recording Requested by &
When Recorded Return To:
US Recordings, Inc.
2925 Country Drive Ste 201
St. Paul, MN 55117
2397858-1

Record First

QUITCLAIM DEED

THIS INDENTURE, made and entered into as of the 19th day of December, 2005, by and between

KELLY ROSS and DONNA L. HORTON,

Hereinafter referred to as Grantor, and

KELLY ROSS, unmarried,
1413 MCKENNIE AVE.
NASHVILLE, TN 37206

Hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of ONE DOLLAR ($1.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby DEMISE, RELEASE AND FOREVER QUITCLAIM unto the said Grantee the following described real estate, situated and being in the County of Davidson, State of Tennessee:

SEE ATTACHED EXHIBIT "A"

The source of title in Grantor is by deed recorded in the office of the Register of Deeds in Book 332, at page 22, Instrument Number 200303317 204-1751, of Davidson County, Tennessee.

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.

WITNESS, the signatures of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

Kelly Ross
KELLY ROSS

Donna L. Horton
DONNA L. HORTON

STATE OF Michigan }
COUNTY OF Calhoun }

Personally appeared before me, the undersigned notary public of the aforesaid County and State, KELLY ROSS, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 19th day of December, 2005.

RONALD BRASIER
Notary Public - Michigan
Calhoun County
My Commission Expires Sep 24, 2007
Acting in the County of Calhoun

Ronald Brasier
Notary Public
Commission expires: 24 Sep 07

STATE OF Michigan }
COUNTY OF Calhoun }

Personally appeared before me, the undersigned notary public of the aforesaid County and State, DONNA L. HORTON, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 19th day of December, 2005.

RONALD BRASIER
Notary Public - Michigan
Calhoun County
My Commission Expires Sep 24, 2007
Acting in the County of Calhoun

Ronald Brasier
Notary Public
Commission expires: 24 Sep 07

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $ ~~XXXXXXXXXX~~ $1.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Kelly Ross
Affiant

Subscribed and sworn to before me this 19th day of December, 2005.

Ronald Brasier
Notary Public
Commission Expires 24 Sep 07

RONALD BRASIER
Notary Public - Michigan
Calhoun County
My Commission Expires Sep 24, 2007
Acting in the County of Calhoun

This instrument was prepared by:

Frank P. Dec, Esq.
8940 Main Street
Clarence, NY 14031

~~RETURN TO:~~

~~KELLY ROSS~~
~~1413 McKinney Avenue~~
~~Nashville, TN 37206~~

SEND TAX BILLS TO:

KELLY ROSS
1413 McKinney Avenue
Nashville, TN 37206

PROPERTY ADDRESS:

1413 McKinney Avenue
Nashville, TN 37206

MAP PARCEL NO.:

083-02-010.00

EXHIBIT A

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 22 ON THE PLAN OF H.M. DOAK'S SUBDIVISION OF RECORD IN PLAT BOOK 332, PAGE 22, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED FROM MARY E. ROBINSON TO KELLY ROSS AND DONNA L. HORTON (BOTH UNMARRIED AND TENANTS IN COMMON) BY DEED RECORDED 03/31/03, IN INSTRUMENT NUMBER 20030331-004-1751 IN THE REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE.

ADDRESS: 1413 MCKENNIE AVE.; NASHVILLE, TN 37206 TAX MAP OR PARCEL ID NO.: 083-02-0010



U28977858-02NP03

QUIT CLAIM DEED

REF# T005-085561

US Recordings