Davidson County DEEDQC
Recvd: 02/26/07 08:07 3 pgs
Fees:17.00 Taxes:0.00
20070226-0022985

This instrument prepared by:
Gary Lee Groom
3440 Daisy Trail
Antioch, Tennessee 37013

Return to:
Chicago Title 1306740
ServiceLink Division
4000 Industrial Blvd
Aliquippa, PA 15001

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:
Sherry Groom
3440 Daisy Trail
Antioch, Tennessee 37013

MAIL TAX STATEMENT TO:
Sherry Groom
3440 Daisy Trail
Antioch, Tennessee 37013

MAP PARCEL NUMBERS:
Map/Parcel: 150-08-7
150080 007.00

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Gary Lee Groom, an unmarried man and Sherry Groom, an unmarried woman, who acquired title as husband and wife** by these presents do hereby quitclaim and convey unto the said **Sherry Groom, an unmarried woman**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

BEING LOT NO. 294 ON THE PLAN OF "THE COUNTRY" SECTION SEVEN-A, OF RECORD IN BOOK 6250 PAGE 308, REGISTER'S OFFICE FOR SAID COUNTRY.

SAID LOT NO. 294 FRONTS 86.23 FEET ON THE BROKEN NORTHERLY MARGIN OF DAISY TRAIL AND EXTENDS BACK 153.28 FEET ON THE EASTERLY LINE AND 160.00 FEET ON THE WESTERLY LINE TO A BROKEN LINE IN THE REAR MEASURING 81.66 FEET THEREON.

The express purpose of this conveyance is to Remove Ex-Spouse from Title.

Being the same property conveyed to Gary Lee Groom and wife, Sherry Groom by Deed from Robert Allen Grimme and wife, Debra Lee Grimme of record in Book 7342, Page 381, said Register's Office.

This is unimproved ( ) property known as 3440 Daisy Trail, Antioch, Tennessee 37013
Improved ( )

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 our hand this 18 day of JANUARY, 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Gary Lee Groom

Sherry Groom

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Sheila A. Walker, a Notary Public in and for said County and State, **Gary Lee Groom and Sherry Groom** the within named bargainor, individual(s), 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.

Given under my hand and official seal of office at Antioch, Tennessee this 18th day of January, A.D., 2007.

NOTARY STAMP/SEAL

SHEILA A. WALKER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES: NOVEMBER 20, 2010

Sheila A. Walker
NOTARY PUBLIC
Notary Commission Expires: November 20, 2010

AFFIDAVIT OF VALUE

STATE OF PA)

COUNTY OF Beaver)

The actual consideration ~~or value whichever is greater,~~ for this transfer is $ 1.00.

Subscribed and sworn to before me this the 22nd day of February, 2007.

(Affix Seal)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires Apr. 27, 2010
Member, Pennsylvania Association of Notaries

Affiant

Notary Public

My Commission Expires: 4-27-2010

All that certain parcel of land situate in the County of Davidson, and State of Tennessee, being known and designated as follows:

Being Lot No. 294 on the plan of "The Country" Section Seven-A, of record in Book 6250 Page 308, Register's Office for said Country.

Said Lot No. 294 fronts 86.23 feet on the broken Northerly Margin of Daisy Trail and extends back 153.28 feet on the Easterly line and 160.00 feet on the Westerly line to a broken line in the rear measuring 81.66 feet thereon.

Being the same property as conveyed from Robert Allen Grimme and wife, Debra Lee Grimme to Gary Lee Groom and wife, Sherry Groom, as described in Deed Book 7342, Page 381, Dated 08/31/1987, Recorded 09/02/1987 in DAVIDSON County Records.

Tax/Parcel ID: 150-08-7