File No. 280800869

QUITCLAIM DEED

Wendy L. Locke
State of Tennessee Notary Public
Wilson Co.

STATE OF TENNESSEE
COUNTY OF WILSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Jessica Tallent
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27TH DAY OF AUGUST, 2008.

Wendy L Locke
Notary Public

MY COMMISSION EXPIRES: 6-27-2011
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Cumberland Title
Sidwell, Barrett, & Welch, PC
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

Davidson County DEEDQC
Recvd: 09/15/08 10:53 3 pgs
Fees:17.00 Taxes:0.00
20080915-0094015

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
James A. Peplinski	James A. Peplinski	05208014200
(NAME)	(NAME)	
980 Sumac Way	Same	
(ADDRESS)	(ADDRESS)	
Fremont, CA 954539	,	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

JAMES A. PEPLINSKI AND WILLIAM D. MOHR ,

HEREINAFTER CALLED THE GRANTORS, HAVE QUITCLAIMED UNTO

MOHR AND PEPLINSKI PROPERTIES

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING Lot No. 21 on the Plan of Meadow Bend, Section 2, as shown by plat of record in Plat Book 5800, page 275, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

Being the same property conveyed to William Mohr and James A. Peplinski by Deed from Mohr and Peplinski Properties of record in Instrument Number 20080908-0091800, Register's Office for said County.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☒ property, known as 1404-1406 Indian Woods, Madison, TN
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness our hands this 27th day of August, 2008.

William D. Mohr

James A. Peplinski

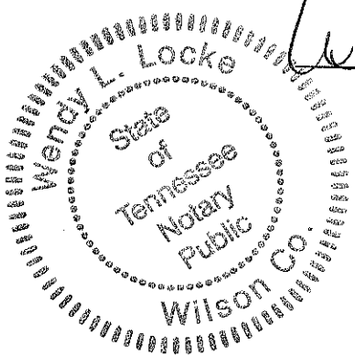
STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, the within named James A. Peplinski and William D. Mohr the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand at office this 27th day of August, 2008.

Commission expires: 6-27-2011



Notary Public

File Number: 280800869

RETURN TO:
Cumberland Title
13026 Lebanon Road, Suite 100
Mt. Juliet, TN 37122

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

CERTIFICATE OF AUTHENTICITY

I, **MANDY ALSUP**, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Cumberland Title

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, **WENDY L. LOCKE**, a notary public for this county and state **MANDY ALSUP**, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

(SEAL)

Wendy L. Locke
State of Tennessee Notary Public
Wilson Co.

My Commission Expires: 6-27-2011

280800727