THIS DOCUMENT PREPARED BY ~~(AND AFTER RECORDING RETURN TO)~~
kristen
Madison Settlement Services, LLC
300 Frederick Street, Suite 5
Hanover, PA 17331
Telephone: 717-633-5909 Fax: 717-633-6086
File No. MH10518TN
47042698-09
Recording Requested by &
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Davidson County DEEDQC
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Fees:22.00 Taxes:0.00
20090120-0004591

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QUITCLAIM DEED

Parcel #104100A31900CO

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS ($10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **Rodney D. Lawary, a married man**, hereinafter referred to as "Grantor", does hereby bargain, sell, remise, release, quit claim and convey unto **Rodney D. Lawary and Eudora Lawary, as Tenants by the Entirety, their assigns, the survivor of them and the survivor's personal representatives and assigns** hereinafter "Grantees", the following real estate, together with all improvements located thereon, lying in the **County of Davidson**, State of Tennessee, to-wit:

A CERTAIN TRACTS OF LAND LOCATED IN DAVIDSON COUNTY, TENNESSEE, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 269, SUMMERFIELD, VILLAGE SIX, AS SHOWN ON PLAT OF RECORD IN INSTRUMENT NO. 20060928-0120376, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING PART OF THE SAME PROPERTY CONVEYED TO CAPITOL HOMES, INC., A TENNESSEE CORPORATION, BY WARRANTY DEED FROM TENN. CONTRACTORS INC., A TENNESSEE CORPORATION, RECORDED ON THE 2ND DAY OF MARCH, 2007 IN INSTRUMENT NO. 20070302-0025929, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE.

BEING THE SAME PROPERTY CONVEYED TO RODNEY D. LAWARY, A MARRIED MAN FROM CAPITOL HOMES, INC BY WAY OF DEED DATED SEPTEMBER 27, 2007 AND RECORDED SEPTEMBER 28, 2007 IN

DOCUMENT NO. 20070928-0115841 IN THE LAND RECORDS OF DAVIDSON COUNTY, TENNESSEE.

SUBJECT TO RESTRICTIONS, RESERVATIONS, EASEMENTS, COVENANTS, OIL, GAS OR MINERAL RIGHTS OF RECORD, IF ANY.

THIS DOCUMENT CREATES LEGAL CONSEQUENCES, WHICH SHOULD BE DEFINED, DISCUSSED, AND CONFIRMED WITH COMPETENT LEGAL REPRESENTATION. THERE IS NOT ANY ASSURANCE TO THE USER THAT THIS DOCUMENT WILL ACCOMPLISH A PARTICULAR LEGAL RESULT OR OBJECTIVE WITHOUT THE REVIEW OF ALL CIRCUMSTANCES WHICH REQUIRE ITS' COMPLETION.

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

AND BEING ALL OR PART OF THE SAME premises conveyed to Grantor by virtue of a deed from Capitol HOmes, Inc., a married man, dated September 27, 2007, and recorded September 28, 2007, in the Register of Deeds for the County of Davidson, as Document No. 20070928-0115841.

STATE OF Minnesota

COUNTY OF Ramsey

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ 0.00 .

Affiant Mary H. Vue

Subscribed and sworn to before me this the 14 day of Jan., 2009.

Notary Public

My commission expires: 1/31/2013

LISA M. SPURBECK
Notary Public-Minnesota
My Commission Expires Jan 31, 2013

~~to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.~~

Taxes for tax year 2008 shall be [ ] prorated between Grantor and Grantee as of the date selected by Grantor and Grantee, or [X] paid by Grantee, or [ ] paid by Grantor.

The property herein conveyed [ ] is not a part of the homestead of Grantor, or [X] is part of the homestead of Grantor and if Grantor is married, the conveyance is joined by both Husband and Wife.

Grantor does hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $ 10.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

~~I hereby swear or affirm that the actual consideration for this transfer is $10.00.~~

WITNESS Grantor's hand this day of, . 11-7-2008

Rodney D. Lawary {Seal}

STATE OF TENNESSEE
COUNTY OF DAVIDSON

11-7-2008

On this the day of, before me the undersigned officer, personally appeared Rodney D. Lawary, known to me (or satisfactorily proven) to be the party executing the foregoing instrument and he acknowledged that he, executed same as his free act and deed.

PEGGY L. NIEMANN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON CO., TN

My Commision Expires JULY 5, 2011

Notary Public

My Commission expires: 7-5-11

Grantor's Name, Address, Phone:
Rodney D. Lawary

Grantees' Name, Address, Phone:
Rodney D. Lawary and Eudora Lawary
2108 Pineglen Court
Antioch, TN 37013

Mail Tax Statements to:
Rodney D. Lawary &
Eudora Lawary
2108 Pineglen Court
Antioch, TN 37013

U47042698-09M10304
QUIT CLAIM DEED
US Recordings