Davidson County	DEEDQC
Recvd: 07/29/10 14:08	5 pgs
Fees:27.00 Taxes:0.00	
20100729-0059569	

WHEN RECORDED MAIL TO:
Direct Title
4251 Kipling St., Ste 400
Wheat Ridge, CO 80033

Parcel No. 087-040-00005 Escrow No. 09-39337

QUIT CLAIM DEED

New Owner & Property Address:	Send Tax Bills To:	Map and Parcel:
Curtis Bradley	Curtis Bradley	43-14-B/20.00C0
2021 Lomardia Lane	2021 Lomardia Lane	
Madison, TN 37115	Madison, TN 37115	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between Curtis Bradley, unmarried and Evelyn Renee Sadler, an unmarried woman, all as joint tenants with right of survivorship, hereinafter referred to as the "GRANTORS" and Evelyn Renee Sadler, a Single Woman, & Curtis Bradley, a Single Man, hereinafter referred to as the "GRANTEES":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of $10.00 cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, Curtis Bradley, unmarried and Evelyn Renee Sadler, an unmarried woman, all as joint tenants with right of survivorship, have this day quitclaimed unto Evelyn Renee Sadler, a Single Woman, & Curtis Bradley, a Single Man, his heirs and assigns, all their right, title, and interest in and to certain real property located in City of Madison, County of Davidson, and State of Tennessee being more particularly described as follows, to wit:

Being Lot No. 20, Lanier Park, Phase One, as shown on plat of record in Instrument 200210220129511, in the Register's Office, Davidson County, TN, to which plat reference is hereby made for a more complete description of said property.

For Informational Purposes Only: 2021 Lomardia Lane, Madison, TN 37115

Tax ID No.: 43-14-B/20.00C0

Being the same property conveyed Curtis Bradley, unmarried and Evelyn Renee Sadler, all as joint tenants with right of survivorship, by Quitclaim Deed Dated May 18, 2007, Recorded May 18, 2007 in as Instrument No. 20070518-0059677 Recorded in the Register's Office of Davidson County Tennessee.

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

In Witness whereof, the undersigned has hereunto set their hands on this the 20th day of July, 2010.

Curtis Bradley

Evelyn Renee Sadler

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State Tennessee, with which whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) that ___he___ executed the within instrument for the purposes contained therein.

Witness my hand and official seal this 20 day of July, 2010

NOTARY PUBLIC

My Commission Expires: Nov. 3, 2013

I, or we, hereby swear or affirm
That to the best of affiants
Knowledge, information, and belief,
The actual consideration for this
Transfer is $ 10.00

Affiant

Subscribed and sworn to before me this the 29th day of July, 2010.

Notary Public
My Commission Expires: 1/27/11

CHRISTOPHER WARE
NOTARY PUBLIC
STATE OF COLORADO

This Instrument Prepared by:
Jim Kitto
Direct Title
4251 Kipling St. Ste 400
Wheat Ridge, CO 80033

All Purpose Acknowledgement

State of Tennessee

County of Davidson

On 20th day of July 2010 before me,

Candace Graham,

(notary)

(date)

personally appeared,

Everlyn Sadler and Curtis Bradley,

(signers)

personally known to me -- OR --

proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Candace Graham

(notary signature)

CANDACE GRAHAM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

OPTIONAL INFORMATION

The information below is not required by law. However, it could prevent fraudulent attachment of this acknowledgement to an unauthorized document.

CAPACITY CLAIMED BY SIGNER (PRINCIPAL) DESCRIPTION OF ATTACHED DOCUMENT

Individual

Corporation Officer

title(s)

Partner(s)
Attorney-In-Fact
Trustee(s)
Guardian/Conservator
Other: _____
_____
_____

SIGNER IS REPRESENTING:
Name of Person(s) OR Entity(ies)

_____
_____

Everlyn Sadler
Everlyn R. Sadler
Everlyn Renee Sadler

CANDACE GRAHAM
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Quit Claim Deed
Title or Type of Document

_____
Number of Pages

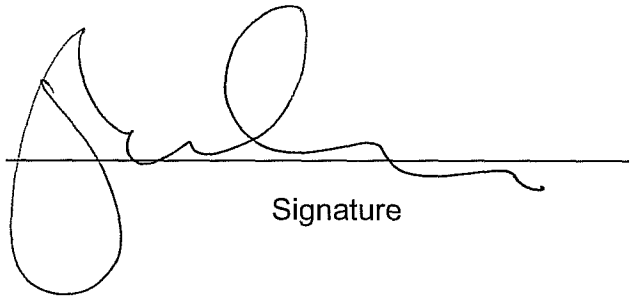
July 20, 2010
Date of Document

_____

Certificate of Authenticity

I, Justin Swanstrom, 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.

QCD

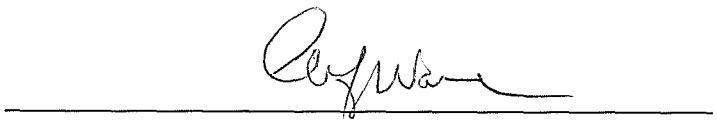


Signature

State of Colorado

County of Jefferson

Personally appeared before me, Christopher Ware, a notary public for this county and state, Justin Swanstrom who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary's Signature

My Commission Expires: 1/27/11.

Notary's Seal (If on paper)

CHRISTOPHER WARE
NOTARY PUBLIC
STATE OF COLORADO