BILL GARRETT, Davidson County
Trans:T20110021096 DEEDQC
Recvd: 04/11/11 10:14 2 pgs
Fees:12.00 Taxes:0.00
20110411-0027656

This instrument prepared by:
Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074

When Recorded Return To:
Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117
M0253410

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Marcus and Sabrina Bagwell	Marcus and Sabrina Bagwell	Map/Parcel:
424 Cedar Valley Drive	424 Cedar Valley Drive	16213000700
Nashville, Tennessee 37211	Nashville, Tennessee 37211	

FOR AND IN CONSIDERATION of the sum of ONE DOLLAR AND NO/100 ($1.00), cash in hand paid by the grantee and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Marcus S. Bagwell, Sr., also known as Marcus S. Bagwell and Sabrina Bagwell, husband and wife** has this day bargained and sold, and does hereby transfer and convey unto the said **Marcus S. Bagwell, Sr. and Sabrina Bagwell, husband and wife, as joint tenants with right of survivorship and not as tenants in common**, Grantees herein, their successors and assigns, certain real estate in **Davidson** County, **Tennessee** as follows:

BEING LOT NO. 7 ON THE REVISED PLAN OF CEDARWOOD ESTATES, SECTION 1 OF RECORD IN PLAT BOOK 4675, PAGE 62, SAID REGISTER'S OFFICE.

SAID LOT NO. 7 FRONTS 80.00 FEET ON THE NORTH MARGIN OF CEDAR VALLEY DRIVE AND EXTENDS BACK 157.12 FEET ON THE WESTERLY LINE AND 145.65 FEET ON THE EASTERLY LINE TO A LINE ON THE REAR ON WHICH IT MEASURES 90.59 FEET.

Being the same property conveyed to Marcus S. Bagwell and Sabrina Bagwell, husband and wife by Deed from _____ of record in Book 7317, Page 668, said Register's Office.

The express purpose of this conveyance is to Change Name.

This is unimproved ( ) property known as 424 Cedar Valley Drive, Nashville, Tennessee 37211
Improved ( )

TO HAVE AND TO HOLD said real estate, with the appurtenance, estate, title and interest thereto belonging, to the Grantee, its successors and assigns forever. We covenant that we are lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered, except for those encumbrances of record in the Register's Office of Davidson County, Tennessee.

We further covenant and bind ourselves, our heirs and representatives, to quitclaim and forever defend the title to said real estate to said Grantee, its successors and assigns, against the lawful claims of all person, claiming by, through or under the Grantor, but against none other.

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 4 day of MARCH, 20 11, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Marcus S Bagwell Jr aka
Marcus S Bagwell

Marcus S. Bagwell, Sr., a/k/a
Marcus S. Bagwell

Sabrina Bagwell

ACKNOWLEDGMENT

STATE OF TENNESSEE)

COUNTY OF DAVIDSON) ss

Personally appeared before me, SUSAN M. JONES, a Notary Public in and for said County and State, **Marcus S. Bagwell, Sr., a/k/a Marcus S. Bagwell and Sabrina Bagwell** 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 NASHVILLE, TENNESSEE this 4 day of MARCH, A.D., 20 11.

NOTARY STAMP/SEAL

SUSAN M. JONES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Susan M. Jones
NOTARY PUBLIC
Notary Commission Expires: MARCH 31, 2013

AFFIDAVIT OF VALUE

U01875697
7901 3/10/2011 77025346/1

STATE OF TENNESSEE)

COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is $ 0.

Subscribed and sworn to before me this the 4 day of MARCH, 2011.

Marcus S Bagwell Jr aka
Marcus S Bagwell

Affiant

(Affix Seal)

Susan M. Jones
Notary Public

My Commission Expires: MARCH 31, 2013

SUSAN M. JONES
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY