Prepared by:

Paul Jungers, Esq.
8940 Main Street
Clarence, NY 14031

BILL GARRETT, Davidson County
Trans:T20110037125 DEEDQC
Recvd: 06/21/11 13:14 4 pgs
Fees:22.00 Taxes:0.00
20110621-0047553

Returned to:

MATTHEW D. TAYLOR AND REBECCA TAYLOR
5012 BONNASIDE DRIVE
HERMITAGE, TN 37076

QUITCLAIM DEED

THIS INDENTURE, made and entered into as of the 9 day of June, 2011, by and between

MATTHEW D. TAYLOR, A MARRIED MAN AND JOINED IN EXECUTION BY HIS SPOUSE REBECCA TAYLOR

Hereinafter referred to as Grantor, and

MATTHEW D. TAYLOR AND REBECCA TAYLOR, HUSBAND AND WIFE

Hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of LOVE AND AFFECTION, the receipt of all of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby DEMISE, RELEASE AND FOREVER QUITCLAIM unto the said Grantee the following described real estate, situated and being in the County of DAVIDSON, State of Tennessee:

SEE ATTACHED EXHIBIT "A"

The source of title in Grantor is by deed recorded in the office of the Register of Deeds in Document Number 200007180070944, of DAVIDSON County, Tennessee.

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.

RECORDERS MEMO
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

WITNESS, the signatures of the Grantor (or caused its corporate name to be signed hereto by and through its proper officers duly authorized so to do) the day and year first above written.

MATTHEW D. TAYLOR

REBECCA TAYLOR

STATE OF TN }
COUNTY OF Davidson }

Personally appeared before me, the undersigned notary public of the aforesaid County and State, MATTHEW D. TAYLOR, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 9 day of June, 2011.

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires January 6, 2015

Notary Public
Commission expires: 1/6/15

STATE OF TN }
COUNTY OF Davidson }

Personally appeared before me, the undersigned notary public of the aforesaid County and State, REBECCA TAYLOR, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 9 day of June, 2011.

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires January 6, 2015

Notary Public
Commission expires: 1/6/15

VALUATION AFFIDAVIT

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

Our File No. ANA201114353

Matthew D Taylor
Affiant

Subscribed and sworn to before me this 9 day of June, 2011.

Suzanne A. Moran
Notary Public
Commission Expires 1/6/15

SUZANNE A. MORAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
January 6, 2015

RETURN TO:	SEND TAX BILLS TO: Owner	PROPERTY ADDRESS:
MATTHEW D. TAYLOR	MATTHEW D. TAYLOR	5012 BONNASIDE DRIVE HERMITAGE, TN 37076
5012 BONNASIDE DRIVE	5012 BONNASIDE DRIVE	MAP PARCEL NO.:
HERMITAGE, TN 37076	HERMITAGE, TN 37076	07513009800

EXHIBIT A

LEGAL DESCRIPTION

ALL THAT PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, AS MORE FULLY DESCRIBED IN DEED INST # 200007180070944, ID# 07513009800, BEING KNOWN AND DESIGNATED AS LOT 313, SECTION 4, HERMITAGE HILLS, FILED IN PLAT BOOK 2900, PAGE 136.

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 313 ON THE PLAN OF HERMITAGE HILLS SECTION 4 OF RECORD IN PLAT BOOK 2900, PAGE 136, REGISTER'S OFFICE FOR SAID COUNTY, TENNESSEE TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BY FEE SIMPLE DEED FROM SCOTT M. MITTLER AND WIFE, MELISSA MITTLER AS SET FORTH IN INST # 200007180070944 DATED 06/23/2000 AND RECORDED 07/18/2000, DAVIDSON COUNTY RECORDS, STATE OF TENNESSEE.

PARCEL ID NO.: 07513009800

PROPERTY COMMONLY KNOWN AS: 5012 BONNASIDE DRIVE, HERMITAGE, TN 37076