BILL GARRETT, Davidson County
Trans:T20110042662 DEEDQC
Recvd: 07/15/11 10:12 2 pgs
Fees:12.00 Taxes:0.00
20110715-0054172

Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

PREPARED BY:
J. Carlton Drumwright
McCANN, HUBBARD & SOLOMON
1804 Williamson Court
Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 30th day of June, 2011.

NOTARY PUBLIC
My Commission Expires: 9/23/13

J. Carlton Drumwright
of
Tennessee
Notary
Public
Williamson County

ADDRESS OF NEW OWNER:
Thunder Hills Ranch, LLC
4486 Meadowwood Circle
Deforrest, WI 53532

SEND TAX BILLS TO:
New Owner

Map: 119-01, Parcel 100

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Brian Stace and Debra Warmuth,** Grantors, hereby quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to **Thunder Hills Ranch, LLC, a Wisconsin limited liability company,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being the easterly portion of Lot No. 38 on the Plan of G.P. Rose's Subdivision as of record in Book 547, Page 74, Register's Office for Davidson County, Tennessee, being more specifically described according to a map of survey of part of Lot Nos. 36, 37, 38, 39, 40, 41 and 42, and all of Lot No. 46, of Plat of G.P. Rose Property, said survey being made by Z.J. Wilkinson, December 20, 1954.

Said part of Lot No. 38 fronts 53 feet on the westerly side of Sadler Street, and extends back between lines, 173.40 feet on the northerly side and 189.30 feet on the southerly side to a rear line on which it measures 55.36 feet.

Being the same property conveyed to James Stace, by Warranty Deed, from American General Financial Services, Inc., of record in Instrument No. 20101001-0078604, dated September 23, 2010, Register's Office for Davidson County, Tennessee. James Stace is now deceased. Brian Stace and Debra Warmuth being his legal heirs pursuant to probate File No. 10PR123, Circuit Court, Columbia County, Wisconsin.

This property being further known as 2213 Sadler Avenue, Nashville, TN 37210.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the

21 day of June, 2011.

Brian Stace

Debra Warmuth 5/28/11

STATE OF California)

COUNTY OF Los Angeles)

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Brian Stace**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 21st day of June, 2011.

Christy Morse
Notary Public

CHRISTY MORSE
Commission # 1915314
Notary Public - California
Los Angeles County
My Comm. Expires Dec 5, 2014

My Commission Expires: 12-5-14

STATE OF Wisconsin)

COUNTY OF Dane)

BEVERLY CURTIS NOTARY PUBLIC STATE OF WISCONSIN

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Debra Warmuth**, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 28th day of May, 2011.

Beverly Curtis
Notary Public

My Commission Expires: 7/13/2014