Davidson County DEEDQC
Recvd: 10/27/11 09:26 4 pgs
Fees:22.00 Taxes:0.00
20111027-0083512

Name and Address of New Owner
Peggy A. Luton
Kenneth Luton
706 Westview Ave
Nashville, TN 37205

Prepared By: Jackie Allen
On Time Settlement Services
2000 Cliff Mine Road
Park West Two, Suite 210
Pittsburgh, PA 15275
2011090057

Send Tax Notice To:
706 Westview Ave
Nashville, TN 37205

Parcel #: 13007005100

QUIT CLAIM DEED

I Peggy A. Luton, married of Davidson County, Tennessee for consideration of ONE DOLLAR AND 00/100 ---------($1.00),cash in hand paid, and other goods and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I Peggy A. Luton, married, does hereby transfers, conveys and quit claims to Peggy A. Luton and Kenneth Luton, wife and husband as tenants by the entirety, their heirs and assigns, forever, all her rights, title, claim and interest in and to that certain parcel of real estate situate and located in Davidson County Tennessee, and being more particularly described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Peggy A. Luton by a deed from Dudley Warner, dated August 31, 2001 and recorded August 31, 2001 in Inst. No. 20010831-0094640, Davidson County Records.

The purpose of this conveyance is add her spouse to title and is therefore exempt from realty transfer taxes.

PAL

WITNESS the hand and seal of the said Grantor this 21st day of October, 2011

Peggy A. Luton

WITNESS **Peggy A. Luton** **(SEAL)**

STATE OF TENNESSEE
COUNTY OF Davidson

On this the 21st day of October, A.D. 2011 before me, a Notary Public, the undersigned officer, personally appeared Peggy A. Luton, known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires: 8-5-2013

NOTARY PUBLIC

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

I hereby swear or affirm that the actual consideration for this transfer is none.

Peggy A. Luton

Peggy A. Luton

Kenneth Luton

Sworn to and subscribed before me this the 21st day of October, 2011

Notary Public My Commission Expires: 8-5-2013

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

The following described "Property" located in Davidson County, Tennessee:

Land in Davidson County, Tennessee, being the southerly one-half of Lot N. 181-A and Lot No. 181-B, on the Map of the Resubdivision of Royal Oaks, as of record in Book 974, pages 4 and 5, Register's Office for Davidson County, Tennessee.

Said southerly one-half of Lot No. 181-A and Lot No. 181-B adjoin and front together 150 feet on the easterly side of Westview Avenue, and extend back between parallel lines 300 feet to a dead line on the rear, on which they measure 150 feet.

Parcel ID No.: 13007005100

Being the same property conveyed to Peggy A. Luton by a deed from Dudley Warner, dated August 31, 2001 and recorded August 31, 2001 in Inst. No. 20010831-0094640, Davidson County Records.

True Copy Certification

I, Cynthia L. Shimek, 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.

Cynthia L Shimek
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Jacqueline A Allen a notary public for this county and state, Cynthia L. Shimek who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Jacqueline A. Allen, Notary Public
Findlay Twp., Allegheny County
My Commission Expires Nov. 6, 2013
Member, Pennsylvania Association of Notaries

Jacqueline A Allen
Notary's Signature

My Commission Expires: _____
Notary' Seal (if on paper)