Prepared by:

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

| | |
|---|---|
| Davidson County | DEEDQC |
| Recvd: 12/14/11 12:21 | 5 pgs |
| Fees:27.00 Taxes:0.00 | |
| 20111214-0097341 | |

Returned to:

MICHAEL WILSON
407 SENECA COURT
NASHVILLE, TN 37214
(2301-53843)

**QUITCLAIM DEED**

THIS INDENTURE, made and entered into as of the 1st day of December 2011 by and between

MICHAEL WILSON AND MARY WILSON, HUSBAND AND WIFE

Hereinafter referred to as Grantor, and

MICHAEL WILSON, A MARRIED MAN, AS HIS SOLE AND SEPARATE PROPERTY

Hereinafter referred to as Grantee.

WITNESSETH: That for and in consideration of ONE DOLLAR ($1.00) cash in hand paid, and other good and valuable considerations, 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 Book 8960, Page 777, 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.

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.

MICHAEL WILSON

MARY WILSON

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, the undersigned notary public of the aforesaid County and State, MICHAEL WILSON, 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 1st day of December

Notary Public Carol Di Giore

Commission expires: ~~My Commission Expires:~~ September 9, 2014

CAROL DI GIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned notary public of the aforesaid County and State, MARY WILSON, 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 1st day of December 2011

Notary Public Carol Di Giore

Commission expires: ~~My Commission Expires:~~ September 9, 2014

CAROL DI GIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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 $ 1.00.

Our File No. ANA201125483

Mary Wilson
Affiant

Subscribed and sworn to before me this 15 day of December, 2011

CAROL DI GIORE
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

Carol Di Giore
Notary Public

Commission Expires _____

**My Commission Expires: September 9, 2014**

| RETURN TO: | SEND TAX BILLS TO: | PROPERTY ADDRESS: |
|---|---|---|
| MICHAEL WILSON | MICHAEL WILSON | 407 SENECA COURT<br>NASHVILLE, TN 37214 |
| 407 SENECA COURT | 407 SENECA COURT | MAP PARCEL NO.: |
| NASHVILLE, TN 37214 | NASHVILLE, TN 37214 | 096-090-018-00 |

**EXHIBIT A**

**LEGAL DESCRIPTION**

THE LAND DESCRIBED HEREIN IS SITUATED IN THE STATE OF TENNESSEE, COUNTY OF DAVIDSON, AND IS DESCRIBED AS FOLLOWS:

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

BEING LOT NO. 211 ON THE PLAN OF WOODBERRY PARK OF RECORD IN BOOK 2133, PAGE 117, 118 AND 119, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO MICHAEL WILSON AND WIFE, MARY WILSON BY DEED FROM PAUL B SHORTRIDGE AND WIFE, MARGIE SHORTRIDGE, OF RECORD IN BOOK 7587 PAGE 11.

PARCEL NUMBER(S): 096-090-018-00

PROPERTY COMMONLY KNOWN AS: 407 SENECA COURT, NASHVILLE, TN 37214

# True Copy Certification

I, Tara Reel, 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.

Tara Reel
Signature

State of California

County of Placer

Personally appeared before me, Yeulita Wallace [Name of Notary], a notary public for this county and state, [name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Tara Reel

Yeulita Wallace
Notary's Signature

My Commission Expires: 8-7-2013
Notary' Seal (if on paper)

YEULITA WALLACE
Commission # 1860288
Notary Public - California
Placer County
My Comm. Expires Aug 7, 2013