Davidson County DEEDQC
Recvd: 04/09/12 11:25 5 pgs
Fees:27.00 Taxes:0.00
20120409-0029900

QUITCLAIM DEED

MAIL RECORDED DEED TO:

JAMES GARY
MARGINA R. GARY
3433 BRIDGETON COVE
ANTIOCH, TN 37013

OWNER (SEND TAX BILLS TO):

JAMES GARY
MARGINA R. GARY
3433 BRIDGETON COVE
ANTIOCH, TN 37013

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, MARGINA R. GARY, a married woman, joined by her spouse, JAMES GARY (herein, "Grantor"), whose address is 3433 Bridgeton Cove, Antioch, TN 37013, hereby bargains, sells, remises, releases, quit claims and conveys to JAMES GARY and MARGINA R. GARY, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 3433 Bridgeton Cove, Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 3433 Bridgeton Cove, Antioch, TN 37013

WITNESS my hand and seal this 4 day of April, 2012.

GRANTOR:

Margina R. Gary

James Gary

PIN NO: 151-01-0-A-062.00-CO

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Margina R. Gary, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 4 day of April, 2012.

[Affix Notary Seal]

Robert R Harris Jr.
SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/28/15

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, James Gary, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 4 day of April, 2012.

[Affix Notary Seal]

Robert R Harris Jr.
SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/28/15

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(A) as it is a transfer between spouses in accordance with that section.

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Davidson

The actual consideration for this transfer is $10.00.

GRANTEE

Grantee signature _____
James Gary

Subscribed and sworn to under oath before me, this 4 day of April, 2012.

Robert R. Harris Jr.
SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/28/15

[Affix Notary Seal]

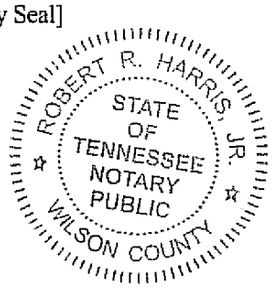


EXHIBIT A

[Legal Description]

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

Land in Davidson County, TN, BEING Lot No. 62 on the Plan of Chatham Pointe, of record in Plat Book 6900, page 444 through 447, Register's Office for Davidson County, TN, to which Plan reference is hereby made for a complete and accurate description thereof.

This conveyance is subject to the following: all matters appearing on the plan of record in Book 6900, page 444-447; Declaration of covenants, conditions, and restrictions of record in Book 7358, page 656, amended in Book 7538, page 792, Book 7599, page 812, and Book 8667, page 381; Charter in Book 7597, page 977; Dedication of common areas in Book 7683, page 718; Easement in Book 3891, page 476; Deed of conveyance by the Metropolitan Government of Nashville & Davidson County Department of Water & Sewerage Services, Inc., in Book 7748, pages 440, 444 & 493; all of record in the Register's Office for Davidson County, Tennessee.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Warranty Deed Book 9662 at Page 235 on May 3, 1995.

PIN NO: 151-01-0-A-062.00-CO

STREET ADDRESS:

3433 Bridgeton Cove, Antioch, TN 37013

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance, nor has such preparer verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated.

True Copy Certification

I, Nikki Gerardi, 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.

Signature

State of Rhode Island

County of Providence

Personally appeared before me, Kristyn J. Perry, a notary public for this county and state, Nikki Gerardi who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

KRISTYN J PERRY
Notary Public
STATE OF RHODE ISLAND
My Commission Expires 7-3-2013

My Commission Expires: 7/3/2013
Notary' Seal (if on paper)