BILL GARRETT, Davidson County
Trans:T20120043336 DEEDQC
Recvd: 06/12/12 13:40 2 pgs
Fees:12.00 Taxes:0.00
20120612-0051415

This Instrument Prepared By and Return To:
Four Star Title, LLC
2508 N. Mt. Juliet Road
Mt. Juliet, TN 37122

QUITCLAIM DEED

NEW OWNER:
Lee D. Moro
2650 Morgan Road
Joelton, TN 37080

SEND TAX BILLS TO:
Same As New Owner

MAP/PARCEL
01500025400/
01500026900

For and in consideration of the sum of One Dollar ($1.00) cash in hand paid by GRANTEE, the receipt of which is hereby acknowledged, Andrew J. Moro and wife, Donna Moro, hereinafter called the GRANTOR, does hereby quitclaim and convey unto Lee D. Moro and wife, Penny Moro, hereinafter called the GRANTEE, all right, title and interest, if any they may have, in the said property listed below:

TRACT 1:
Land in Davidson County, Tennessee, being Lot No. 2 on the Revision to Lot 2 of Minton's Two Lot Subdivision, of record in Book 8483, Page 525 amending Book 6200, Page 979, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

TRACT 2:
Land in Davidson County, Tennessee, being described to wit:

Beginning at a concrete monument located on the Westerly line of the Caroline J. and Wayne Orton property as recorded in Deed Book 6396, Page 639, Register's Office for Davidson County, Tennessee; thence S 73 degrees 05' 28" W 316.53 feet to an iron pin the Easterly margin of Paradise Ridge Trail; thence N 17 degrees 41' 35" W 149.42 feet to an iron pin; thence N 73 degrees 05' 28" E 370.38 feet to an iron pin; thence S 2 degrees 12' 53" W 158.13 feet to the point of beginning containing 1.178 acres more or less.

Being the same property conveyed to Lee D. Moro joined by his wife, Penny Moro and Andrew J. Moro joined by his wife, Donna Moro by Special Warranty Deed from Prudential Relocation, Inc., recorded on the 14th day of March, 2008 in Instrument No. 20080314-0025906, in the Register's Office of Davidson County, Tennessee.

This is improved property located at 2650 Morgan Road, Joelton, TN 37080.

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

THIS INSTRUMENT WAS PREPARED WITHOUT A TITLE SEARCH OF THE SUBJECT PROPERTY.

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.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her/their hand(s) this 24TH day of ~~May~~ June, 2012.

ANDREW J. MORO

DONNA MORO

PROV.
~~STATE~~ OF ONTARIO
COUNTY OF ESSEX

Before me, the undersigned Notary in and for said County and State, personally appeared the within named Andrew J. Moro and Donna Moro, to me personally known, or proved on the basis of satisfactory evidence, and is the ones described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and official seal this 24TH day of ~~May~~ JUNE, 2012.

NOTARY

My Commission Expires: AT THE PLEASURE OF THE LIEUTENANT GOV. IN COUNCIL

STATE OF TENNESSEE
COUNTY OF WILSON

The actual consideration for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me, this 24th day of May, 2012.

NOTARY PUBLIC

My Commission Expires: 1/26/14

KIRK HUNNICUTT
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY