Davidson County	DEEDQC
Recvd: 06/28/12 08:27	5 pgs
Fees:27.00 Taxes:0.00	
20120628-0056551	

After Recording Return to:
VALUAMERICA
Attn: DONALD BROWN
113 TECHNOLOGY DRIVE
PITTSBURGH, PA 15275
File No. 1273455161

This document prepared by:

PAUL JUNGERS, ESQ.
8940 MAIN STREET
CLARENCE, NY 14031
716-634-3405

Tax ID No.:
173100A04100

QUIT CLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THIS INDENTURE made and entered into on this 11th day of JUNE, 2012, by and between JOHN PARKHURST, MARRIED, 3021 BARNES BEND DRIVE, CANE RIDGE, TN 37013 hereinafter referred to as Grantor(s) and JOHN PARKHURST AND TINA CAMBA, HUSBAND AND WIFE, 3021 BARNES BEND DRIVE, CANE RIDGE, TN 37013, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of ONE and NO/100 ($1.00) DOLLAR, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim, grant, sell, and convey to the said Grantee following described real estate located in DAVIDSON County, TENNESSEE:

SEE ATTACHED EXHIBIT "A"

Also known as: 3021 BARNES BEND DRIVE, CANE RIDGE, TN 37013
Property Tax ID No.: 173100A04100
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: DOCUMENT NO. 20070720-0086412, Recorded: 07/20/2007

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever in FEE SIMPLE.

And that said conveyance does not render the grantor insolvent nor is it for the purpose of defrauding any of grantor's creditors.

Assessor's parcel No. 173100A04100

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

JOHN PARKHURST

STATE OF CALIFORNIA
COUNTY OF SANTA CLARA

Personally appeared before me, the undersigned notary public of the aforesaid County and State, JOHN PARKHURST, 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 11th day of JUNE, 2012.

Notary Public
Commission expires: 7-18-14

ESTHER R. OLSON
COMM. #1893426
Notary Public - California
Santa Clara County
My Comm. Expires July 18, 2014

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 or value of the property transferred, whichever is greater is $ 1.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Affiant

Subscribed and sworn to before me this 11th day of JUNE 2012.

Notary Public
Commission Expires 7-18-14

ESTHER R. OLSON
COMM. #1893426
Notary Public - California
Santa Clara County
My Comm. Expires July 18, 2014

Name and address for person(s) responsible for taxes:

JOHN PARKHURST
3021 BARNES BEND DRIVE
CANE RIDGE, TN 37013

Name and address of property owner:

JOHN PARKHURST
3021 BARNES BEND DRIVE
CANE RIDGE, TN 37013

EXHIBIT A
LEGAL DESCRIPTION

LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN CITY OF CANE RIDGE IN THE COUNTY OF DAVIDSON, AND STATE OF TENNESSEE AND BEING DESCRIBED IN A DEED DATED 07/17/2007 AND RECORDED 07/20/2007 AS INSTRUMENT NUMBER 20070720-0086412 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS:

BEING LOT NO. 116, OR THE PLAN PHASE ONE, BARNES BEND ESTATES, OF RECORD IN INSTRUMENT NO. 20050802-0090369, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A COMPLETE DESCRIPTION THEREOF.

BEING THE SAME PROPERTY CONVEYED TO JOHN PARKHURST, MARRIED FROM THE JONES COMPANY OF TENNESSEE, L.L.C., A MISSOURI LIMITED LIABILITY COMPANY IN DEED DATED 07/17/2007 RECORDED 07/20/2007 IN DEED INSTRUMENT NUMBER 20070720-0086412, IN DAVIDSON COUNTY, TENNESSEE RECORDS.

PARCEL NO. 173100A04100

PROPERTY COMMONLY KNOWN AS: 3021 BARNES BEND DRIVE, CANE RIDGE, TN 37013

True Copy Certification

I, Mindy Kass, 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.

Mindy Kass
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Janet McGraw Bonenberger, a notary public for this county and state, Mindy Kass who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Janet McGraw Bonenberger, Notary Public
Findlay Twp., Allegheny County
My Commission Expires Sept. 9, 2014
Member, Pennsylvania Association of Notaries

Janet McGraw Bonenberger
Notary's Signature
Janet McGraw Bonenberger

My Commission Expires: September 9, 2014
Notary' Seal (if on paper)