This instrument prepared by:
Leila Hansen, Esq.
9041 South Pecos Road, Suite 3900
Henderson, Nevada 89074
29794103

Chicago Title
Servicelink Division
4000 Industrial Blvd
Aliquippa, PA 15001

Davidson County DEEDQC
Recvd: 06/28/12 09:38 3 pgs
Fees:18.00 Taxes:666.00
20120628-0056691

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
Dorothy Marie Farrell	Dorothy Marie Farrell	Map/Parcel:
533 Richmar Drive	533 Richmar Drive	14604006900
Nashville, Tennessee 37211	Nashville, Tennessee 37211	

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Randell M. Farrell and Carol Jean Farrell, husband and wife, and Thomas Ray Farrell, a married man, as tenants in common, and Dorothy Marie Farrell, an unmarried woman, each as to all of their undivided interests** by these presents do hereby quitclaim and convey unto the said **Dorothy Marie Farrell, an unmarried woman**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE CITY OF NASHVILLE, COUNTY OF DAVIDSON, STATE OF TENNESSEE, BEING KNOWN AND DESIGNATED AS LOT 754, SECTION XII, THE PLAN OF CALDWELL HALL, FILED IN PLAT BOOK 3300, PAGE 57.

The express purpose of this conveyance is to Remove Co-Owners from Title.

Being the same property conveyed to Randell M. Farrell and Thomas Ray Farrell and Carol Jean Farrell, as tenants in common, an undivided seven percent (7%) interest each (21% total) and Dorothy Marie Farrell, as to a 79% interest by Deed from Dorothy Marie Farrell of record in Instrument No. 20021218-0155931, said Register's Office.

This is unimproved ( ) property known as 533 Richmar Drive, Nashville, Tennessee 37211
Improved (X)

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.

RMF
TRF
CJF
DMF

Witness our hand this 17th day of May, 2012, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Randell M. Farrell

Carol Jean Farrell

Thomas Ray Farrell

Dorothy Marie Farrell

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Jana Drury, a Notary Public in and for said County and State, **Randell M. Farrell and Carol Jean Farrell and Thomas Ray Farrell and Dorothy Marie Farrell** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville, TN this 17th day of May, A.D., 2012.

NOTARY STAMP/SEAL
JANA D. DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

NOTARY PUBLIC

Notary Commission Expires:

MY COMMISSION EXPIRES
MARCH 1, 2016

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $180,000.00.

Subscribed and sworn to before me this the 17th day of May, 2012.

(Affix Seal)

Affiant

Notary Public

My Commission Expires:

MY COMMISSION EXPIRES
MARCH 1, 2016

JANA D. DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER

True Copy Certification

I, Kara Crees, 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 orginal document executed and authenticated according to law.

Kara Crees
Signature

State of PA

County of Beaver

Personally appeared before me, Melanie Miller, a notary public for this county and state, Kara Crees who acknowledge that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 4-27-2014
Notary' Seal (if on Paper)

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2014
Member, Pennsylvania Association of Notaries