THIS INSTRUMENT PREPARED BY:
April Baumgart
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
Molly N Nicholas & Mark W Nicholas
609 Hogan Road
Nashville, TN 37220

Tax ID: 146-15-0-087-00
Order #: 14436208AF

Recording requested by: LSI
When recorded return to :
Custom Recording Solutions
5 Peters Canyon Road Suite 200
Irvine, CA 92606
800-756-3524 Ext. 5011

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable MARK W. NICHOLAS and wife, MOLLY N. NICHOLAS, as Grantors, and MOLLY N NICHOLAS and MARK W NICHOLAS, wife and husband, as Grantees, hereby convey all right, title and interest that I may have in and to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

ASSESSOR'S PARCEL NO: 146-15-0-087-00

Property Address: 609 Hogan Road, Nashville, TN 37220

Davidson County	DEEDQC
Recvd: 08/15/12 11:02	4 pgs
Fees:22.00 Taxes:0.00	
20120815-0073020	

Witness our hands this the 12 day of July, 2012.

MARK W. NICHOLAS

MOLLY N. NICHOLAS

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, MARK W. NICHOLAS and MOLLY N. NICHOLAS, the Grantors, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 12 day of July, 2012

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires January 27, 2015

Barbara Collins
Notary Public
My Commission expires: Jan. 27, 2015

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $ 10.00.

Affiant's Name

Subscribed and sworn to before me this the 12 day of July, 2012.

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

My Commission Expires January 27, 2015

Barbara Collins
Notary

My Commission expires: Jan 27, 2015

Name and Address of Property Owner:

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:

No title search was performed on the subject property by the preparer The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument Information herein was provided to preparer by grantors/grantees and /or their agents, no boundary survey was made at the time of this conveyance

EXHIBIT "A"

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

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 9 ON THE PLAN OF HAILEYWOOD ESTATES, SECTION 1, OF RECORD IN BOOK 2330, PAGE 57, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PARCEL CONVEYED TO MARK W NICHOLAS AND MOLLY N. NICHOLAS FROM KATHLEEN A WESTPHAL BY JUNE ANDREE, ATTORNEY IN FACT, BY VIRTUE OF A DEED DATED 07/31/2003, RECORDED 08/05/2003, AS INSTRUMENT NO. 20030805-0111101, COUNTY OF DAVIDSON, STATE OF TENNESSEE

ASSESSOR'S PARCEL NO: 146-15-0-087-00

True Copy Certification

I, Roni Miranda, 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
Roni Miranda

State of California

County of Orange

On 7/20/2012 personally appeared before me, Tymia C. Gunn, a notary public for this county and state, Roni Miranda who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature
Tymia C. Gunn

My Commission Expires May 23, 2014

Notary's Seal (if on paper)

