BILL GARRETT, Davidson County
Trans:T20120067457 DEEDQC
Recvd: 09/07/12 15:20 2 pgs
Fees:12.00 Taxes:0.00
20120907-0081492

This Instrument Prepared By:
Express Legal Dox, LLC
c/o Antonio G. Martin, Esq.
5525 110th Ave. North, Suite L208
Pinellas Park, Florida 33782

Return To:
LSI Title Company
5039 Dudley Blvd.
McClellan, CA 95652

QUIT CLAIM DEED

TCA 67-4-409(a)(3)(A)(i)

New Owner(s) Address & Mail Tax Statements To:
Michael Newkirk
6952 Scarlet Ridge Drive
Brentwood, TN 37027

Property Tax ID#: 181-10-0-A16-30-0CO
Ref.#: 14386358

For and in consideration of ZERO and 00/100 ($0.00) DOLLARS, and other good and valuable consideration, receipt of which is hereby acknowledged, MICHAEL NEWKIRK and MANDY LILE, husband and wife, as Grantors, and MICHAEL NEWKIRK, a married man as his sole and separate property, as Grantee, hereby convey all right, title and interest that they may have in and to the following described real property located in Davidson County, Tennessee, to wit:

> Being Lot Number 417 on the Plan of Final Plat, Phase Four, Autumn Oaks Subdivision of record in Instrument Number 200205230062993, Registers Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.
>
> Being the same parcel conveyed to Michael Newkirk and Mandy Lile from Jeffrey Davis and Julie Davis, by virtue of a deed dated 11/27/2006, recorded 11/29/2006, as Instrument No. 20061129-0147531, County of Davidson, State of Tennessee.

Property Address: 6952 Scarlet Ridge Drive, Brentwood, TN 37027

Witness my hand this the 11 day of Aug, 2012.

MICHAEL NEWKIRK

MANDY LILE

STATE OF Kentucky }

COUNTY OF Jefferson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named MICHAEL NEWKIRK and MANDY LILE, the Grantors, with whom I am personally acquainted (or who have proved 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 11th day of August, 2012.

Geadys E Barrickman
Notary Public
My Commission expires: 4-4-2015

I, or we, hereby swear or affirm that there was no consideration for this transfer and that there is no transfer tax due under TCA 67-4-409(a)(3)(A)(i).

Affiant

Subscribed and sworn to before me this the 11th day of August, 2012.

Geadys E Barrickman
Notary Public
My Commission Expires: 4-4-2015

Name and Address of Property Owner:
Michael Newkirk
6952 Scarlet Ridge Drive
Brentwood, TN 37027

Name and Address of Person or Entity Responsible for the Payment of the Real Property Tax:
Michael Newkirk
6952 Scarlet Ridge Drive
Brentwood, TN 37027

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 Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.