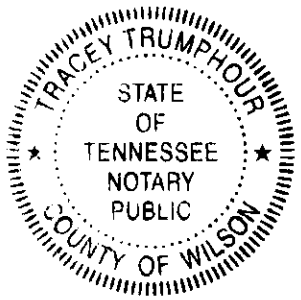
QUITCLAIM DEED



Davidson County DEEDQC
Recvd: 10/30/12 08:42 3 pgs
Fees:17.00 Taxes:0.00
20121030-0099166

STATE OF TENNESSEE
COUNTY OF Wilson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 23rd day of October, 2012.

Notary Public

MY COMMISSION EXPIRES: 9.2.2013

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Sidwell, Barrett & Welch, P.C.
Stewart Title Company Tennessee Division, 13026 Lebanon Road, Ste 100, Mt Juliet, TN 37122

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jody Stewart	Peoples Home Equity, Inc.	064160D18400CO
(NAME)	(NAME)	
2612 Spring Farm Lane	5205 Maryland Way, Ste 100	
(ADDRESS)	(ADDRESS)	
Hermitage, TN 37076	Brentwood, TN 37027	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **Jody Stewart and Rebecca Stewart (formerly known as Rebecca Reed), husband and wife**, hereinafter called the Grantor(s), has quitclaimed unto **Jody Stewart and Rebecca Stewart, husband and wife**, hereinafter called the Grantee(s), their heirs and/or assigns, 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. 322 on the plan of Section Four, Truxton Park, of record in Instrument No. 200205280064435, Register's Office for said County, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Jody Stewart and Rebecca Reed joint tenants with right of survivorship by Deed from Jason Mayberry and wife Erin Mayberry, dated 03/31/2010 and filed for record on 04/06/2010 in Instrument 201004060025545, Register's Office for Davidson County, Tennessee.

All matters as set forth per Instrument 200205280064435, said Register's Office.
Declaration of Covenants, Conditions and Restrictions of record in Instrument 200010300107559, as amended of record in Instrument 200205060055597 and 200207180086907, said Register's Office.
By-Laws of record in Instrument 200011010108604, said Register's Office.
Charter of record in Instrument 200011010108603, said Register's Office.
Quitclaim Deed to The Homeowner's Association of record in Instrument 200503110027269, said Register's Office.
County of Davidson taxes for the year 2013 and subsequent years, a lien not yet ascertainable, due or payable.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

File No.: 01288-11144
SMG TN QuitClaim Deed

unimproved ☐

This is improved ☑ property, known as 2612 Spring Farm Lane, Hermitage, TN 37076
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my hand this 23rd day of October, 2012.

Jody Stewart

Rebecca Stewart

State of Tennessee
County of Wilson

Personally appeared before me Jody Stewart and Rebecca Stewart, 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 foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 23rd day of October, 2012.

Notary Public

My Commission Expires: 9.2.2013

TRACEY TRUMPHOUR
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILSON

RETURN TO:
Stewart Title Company Tennessee Division
13026 Lebanon Road, Ste 100
Mt Juliet, TN 37122

CERTIFICATE OF AUTHENTICITY

I, Tracey Trumphour, 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.

Attorney or Custodian

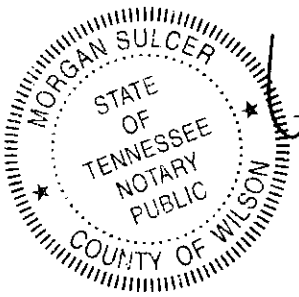
Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILSON

Personally appeared before me, Morgan Sulcer, a notary public in and for the aforesaid county and state, the within named Tracey Trumphour, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

(SEAL)



Notary Public

My Commission Expires: 9/2/2013