Davidson County DEEDQC
Recvd: 01/29/13 15:40 5 pgs
Fees:27.00 Taxes:0.00
20130129-0009428

15612064

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 17 day of Jan, 2013, by and between **Richard Ramsey, a married man,** hereinafter known and referred to as **GRANTOR**, and **Richard Ramsey and Jennifer Ramsey, husband and wife,** whose tax mailing address is 104 Bess Court North, Antioch, Tennessee 37013, hereinafter known and referred to as **GRANTEES;**

W I T N E S S E T H :

For and in consideration of the sum of **$10.00**, cash in hand paid by Grantees to Grantor, the receipt of all of which is hereby acknowledged, the Grantor has bargained, sold, aliened, and conveyed, and do by these presents quitclaims unto the Grantees, in fee simple, remainder to the survivor of them and unto his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

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. 43 on the Plan of Bess Estates, Section I, as of record in Book 4460, Page 154, Register's office for said County, to which Plat reference is hereby made for a more complete and accurate legal description.

Being the same parcel conveyed to Richard Ramsey from Ray C. Bryant, by virtue of a deed dated 5/28/2010, recorded 6/2/2010, as instrument no. 20100602-0042412 county of Davidson, state of Tennessee.

Assessor's Parcel No: 16206035900

IN TESTIMONY WHEREOF, witness the hand of the Grantor herein, all on this the day and year first above written.

Richard Ramsey

GRANTOR

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 17 day of Jan, 2013, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Richard Ramsey.

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires January 6, 2015

Suzanne Moran
Notary Public
My Commission Expires: 1/6/15

IN THIS OATH OF VALUE, I, or we, as Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $10.00, to the best of Grantor's knowledge, information and belief.

Richard Ramsey

GRANTOR

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary Public, does certify that on this 17 day of Jan, 2013, the foregoing Oath of Value was produced to me and was sworn to, acknowledged and delivered by Richard Ramsey.

Suzanne Moran
Notary Public
My Commission Expires: 1/6/15

SUZANNE A. MORAN STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires January 6, 2015

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Richard Ramsey and Jennifer Ramsey
104 Bess Court North
Antioch, Tennessee 37013

Property Owner and Address:
Richard Ramsey and Jennifer Ramsey
104 Bess Court North
Antioch, Tennessee 37013

This instrument prepared without title examination by:
JOHN E. NORMAN, ESQ.
333 West Vine Street, Suite 207
Lexington, KY 40507
(859) 252-1690

Order No.: **15612064**
Loan No.: 245118135

Exhibit A

The following described property:

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. 43 on the Plan of Bess Estates, Section I, as of record in Book 4460, Page 154, Register's office for said County, to which Plat reference is hereby made for a more complete and accurate legal description.

Being the same parcel conveyed to Richard Ramsey from Ray C. Bryant, by virtue of a deed dated 5/28/2010, recorded 6/2/2010, as instrument no. 20100602-0042412 county of Davidson, state of Tennessee.

Assessor's Parcel No: 16206035900

True Copy Certification

I, David Bagwell, 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.

David Bagwell
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me, Ronna L Tate, a notary public for this county and state, DAVID BAGWELL who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ronna L Tate
Notary's Signature

My Commission Expires: 5/10/16
Notary' Seal (if on paper)

NOTARIAL SEAL
RONNA L TATE
Notary Public
MOON TWP, ALLEGHENY COUNTY
My Commission Expires May 10, 2016