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

Davidson County DEEDQC
Recvd: 02/12/13 08:24 3 pgs
Fees:17.00 Taxes:0.00
20130212-0014131

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
Ruth W. Sadler
405 Elaine Court
Madison, TN 37115

Tax ID: 052010C02100CO
Order #: 15822400AP

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, I, RUTH W. SADLER, surviving spouse of MORTON H. SADLER, deceased, as Grantor, and RUTH W. SADLER, a widow, as Grantee, hereby convey all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

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. 21 ON THE PLAN OF NEELY'S CHASE OF RECORD IN BOOK 7900, PAGE 196 WHICH VOIDS, VACATES AND SUPERCEDES PLAT BOOK 6900, PAGE 953, SAID REGISTER'S OFFICE, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF SAID LOT.

BEING THE SAME PARCEL CONVEYED TO MORTON H. SADLER AND RUTH W. SADLER FROM NEELY'S CHASE PARTNERS, BY VIRTUE OF A DEED DATED 9/27/1990, RECORDED 9/27/1990, IN DEED BOOK 8240, PAGE 995, RE-RECORDED 10/10/1990, IN DEED BOOK 8214, PAGE 808, COUNTY OF DAVIDSON, STATE OF TENNESSEE.

Assessor's Parcel No: 052010C02100CO
Property Address: 405 Elaine Court, Madison, TN 37115

Witness our hands this the 25 day of January, 2013.

Ruth W. Sadler, surviving spouse of Morton H. Sadler, deceased

RUTH W. SADLER, surviving spouse of
MORTON H. SADLER, deceased

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, RUTH W. SADLER, surviving spouse of MORTON H. SADLER, deceased, the Grantor, with whom I am personally acquainted (or who have 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 25 day of January, 2013.

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Barbara Collins
Notary Public

My Commission Expires January 27, 2015

My Commission expires:

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $ 0.00.

Ruth W. Sadler
Affiant's Name

Subscribed and sworn to before me this the 25 day of January, 2013.

BARBARA COLLINS STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY

Barbara Collins
Notary

My Commission Expires January 27, 2015

My Commission expires: Jan 27, 2015

Name and Address of Property Owner:
Ruth W. Sadler
405 Elaine Court
Madison, TN 37115

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Ruth W Sadler
405 Elaine Court
Madison, TN 37115

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.

True Copy Certification

I, Gloria M Crespo, 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
Gloria M Crespo

State of California

County of Orange

On 2/8/2013 personally appeared before me, Tymia C. Gunn, a notary public for this county and state, Gloria M Crespo 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)

