Davidson County DEEDQC
Recvd: 06/14/13 12:58 6 pgs
Fees:32.00 Taxes:0.00
20130614-0061060

QUITCLAIM DEED

MAIL RECORDED DEED TO:

WENDELL S. SEEDS
PAMELA R. SEEDS
3324 HAMILTON CHURCH ROAD
ANTIOCH, TN 37013

OWNER (SEND TAX BILLS TO):

WENDELL S. SEEDS
PAMELA R. SEEDS
3324 HAMILTON CHURCH ROAD
ANTIOCH, TN 37013

Parcel: 150-14-0-091.00

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, S&P ASSOCIATES, LLC, a _____ limited liability company (herein, "Grantor"), whose address is 3224 Hamilton Church Road, Antioch, TN 37013, hereby bargains, sells, remises, releases, quit claims and conveys to WENDELL S. SEEDS and PAMELA R. SEEDS, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 3324 Hamilton Church Road, Antioch, TN 37013, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 3324 Hamilton Church Road, Antioch, TN 37013

WITNESS my hand and seal this 7 day of JUNE, 2013.

PIN NO: 150-14-0-091.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

S&P Associates, LLC, a _____
limited liability company

By: Wendell S Scott
Printed Name: Wendell S Scott
Title: MANAGER

STATE OF _____
COUNTY OF _____

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, _____, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that such person is the _____ of S&P Associates, LLC, a _____ limited liability company, and that the foregoing instrument was executed on behalf of said limited liability company pursuant to due authority for the purposes therein contained.

Witness my hand and official seal this _____ day of _____, 20___.

[Affix Notary Seal]

See Attached

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: _____

No recordation tax is due on this transaction pursuant to T.C.A. Section 67-4-409(a)(4) as it is a transfer by quitclaim deed for no consideration.

California All-Purpose Acknowledgment

State of California
County of Santa Clara } s.s.

On 6/7/13 before me, Krisann Villarruel, Notary Public
Name of Notary Public, Title

personally appeared Wendell S. Seeds
Name of Signer (1)

Name of Signer (2)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/~~are~~ subscribed to the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized capacity(~~ies~~), and that by his/~~her/their~~ signature(s) on the instrument the person(~~s~~), or the entity upon behalf of which the person(~~s~~) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature of Notary Public

KRISANN VILLARRUEL
COMM. #1929498
Notary Public - California
Santa Clara County
My Comm. Expires Mar. 20, 2015

Seal

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of _____,

containing _____ pages, and dated _____.

The signer(s) capacity or authority is/are as:

- ☐ Individual(s)
- ☐ Attorney-in-fact
- ☐ Corporate Officer(s) _____
  Title(s)
- ☐ Guardian/Conservator
- ☐ Partner - Limited/General
- ☐ Trustee(s)
- ☐ Other: _____

representing: _____
Name(s) of Person(s) Entity(ies) Signer is Representing

Additional Information

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

☐ form(s) of identification ☐ credible witness(es)

Notarial event is detailed in notary journal on:

Page # _____ Entry # _____

Notary contact: _____

Other

☐ Additional Signer ☐ Signer(s) Thumbprints(s)

☐ _____

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OATH OF CONSIDERATION

STATE OF California
COUNTY OF Santa Clara

The actual consideration for this transfer is $10.00.

GRANTEE

Grantee signature Wendell S Seeds
Wendell S. Seeds

Subscribed and sworn to under oath before me, this 7th day of June, 2013.

[Affix Notary Seal]

SIGNATURE OF NOTARY PUBLIC
My commission expires: 3/20/2015

KRISANN VILLARRUEL
COMM. #1929498
Notary Public - California
Santa Clara County
My Comm. Expires Mar. 20, 2015

EXHIBIT A

[Legal Description]

The following described parcel of land in Davidson County, Tennessee:

Being Lot No. 11, on the Plan of Section Two Addition of Jamestown Estates, as shown by plat of record in Plat Book 8250, Page 371, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate description of said lot.

This is improved property known as 3324 Hamilton Church Road, Antioch, Tennessee 37013.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Instrument 20071011-0120925 on October 11, 2007.

PIN NO: 150-14-0-091.00

STREET ADDRESS:

3324 Hamilton Church Road, Antioch, TN 37013

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance, nor has such preparer verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated.

13-48084 (srb)

True Copy Certification

I, Nikki Gerardi, 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

State of Rhode Island

County of Providence

Personally appeared before me, Kristyn J. Perry, a notary public for this county and state, Nikki Gerardi who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

KRISTYN J PERRY
Notary Public
STATE OF RHODE ISLAND
My Commission Expires 7-3-2013

My Commission Expires: 7/3/2013
Notary' Seal (if on paper)