Davidson County DEEDQC
Recvd: 07/15/13 08:17 4 pgs
Fees:22.00 Taxes:0.00
20130715-0072585

This instrument prepared by:
Leila Hansen, Esq.
9041 S. Pecos Road, #3900
Henderson, Nevada 89074

QUITCLAIM DEED

TITLE OF DOCUMENT

5802443-2072573

ADDRESS NEW OWNER AS FOLLOWS:
Matthew Stager
1210 Argle Avenue
Madison, Tennessee 37115

MAIL TAX STATEMENT TO:
Matthew Stager
1210 Argle Avenue
Madison, Tennessee 37115

MAP PARCEL NUMBERS:
051 12 0 065.00

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Matthew Stager, an unmarried man, and Ashley Smiley, an unmarried woman** by these presents do hereby quitclaim and convey unto the said **Matthew Stager, an unmarried man**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

BEING LOT NO. 52 ON THE MAP OF MORNINGSIDE HEIGHTS, SECTION 1, OF RECORD IN BOOK 1130, PAGE 76 FOR REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

The express purpose of this conveyance is to Remove Co-Owner To Title.

Being the same property conveyed to Matthew Stager and Ashley Smiley by Deed from Joe Methany of record as Instrument No. 20091103-0101488, said Register's Office.

This is unimproved ( ) property known as 1210 Argle Avenue, Madison, Tennessee 37115
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 12 day of June, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

x _____
Matthew Stager

x _____
Ashley Smiley

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF Davidson) ss

Personally appeared before me, Claudia Boyett, a Notary Public in and for said County and State, **Matthew Stager and Ashley Smiley** the within named bargainor, individual(s), 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 within instrument for the purposes therein contained.

Given under my hand and official seal of office at Nashville, TN this 12 day of June, A.D., 2013.

NOTARY STAMP/SEAL

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

_____
NOTARY PUBLIC
Notary Commission Expires: _____

My Commission Expires Nov. 4, 2013

AFFIDAVIT OF VALUE

STATE OF Tennessee)

COUNTY OF Davidson)

The actual consideration or value whichever is greater, for this transfer is $ 1.00.

Subscribed and sworn to before me this the 12 day of June, 2013.

(Affix Seal)

x _____
Affiant

_____
Notary Public
My Commission Expires: _____

My Commission Expires Nov. 4, 2013

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

EXHIBIT - Legal Description

Order Number: 58024443

Property Tax ID: 051 12 0 065.00

Land in the city/township/village of MADISON and the County of Davidson, State of TN, more particularly described as:

BEING LOT NO. 52 ON THE MAP OF MORNINGSIDE HEIGHTS, SECTION 1, OF RECORD IN BOOK 1130, PAGE 76 FOR REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Commonly described as: 1210 ARGLE AVE, MADISON TN 37115

True Copy Certification

I, CHARLES O. BARBER, 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 Michigan

County of Oakland

Personally appeared before me, Kimberly J. Virostick, a notary public for this county and state, CHARLES O. BARBER who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Kimberly J. Virostick
NOTARY PUBLIC, Macomb County, MI
My Commission Exp. JAN 29, 2014
Acting in the County of OAKLAND

Notary's Signature

My Commission Expires: 01/29/2014
Notary' Seal (if on paper)