BILL GARRETT, Davidson County
Trans:T20130061229 DEEDQC
Recvd: 07/18/13 11:00 2 pgs
Fees:12.00 Taxes:0.00

20130718-0074302

After Recording Return To:
NICOLE FITZGERALD
VISIONET SYSTEMS
183 INDUSTRY DRIVE
PITTSBURGH PA 15275

mail

Prepared: P. Desantis, Esq.
235 West Brandon Blvd., #191
Brandon, Florida 33511
866-755-6300

Map & Parcel:
172 01 0A 029.00

HQ1303371S1

QUIT CLAIM DEED

{Exempt from Taxation Pursuant to T. C. A § 67-4-409 (3) (A) (ii)}
[this deed is being executed to update marital status on title]

New Owner/ Property Being Conveyed
Jeffrey F. Rooks
Laura E. Sircy
37 Nickleby Down
Brentwood, TN 37027

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 21 day of May, 2013, between JEFFREY F. ROOKS and LAURA E. SIRCY, a now married couple, residing at 37 Nickleby Down, Brentwood, TN 37027 hereinafter referred to as "**Party of the First Part**" and JEFFREY F. ROOKS and LAURA E. SIRCY, husband and wife as tenants by the entireties, hereinafter referred to as "**Party of the Second Part.**"

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

Situated in the Davidson County, Tennessee and being further bounded and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 29 ON THE REVISED PLAN OF COPPERFIELD OR RECORD IN PLAT BOOK 6900, PAGE 145, REVISED IN PLAT BOOK 6900, PAGE 555, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

THIS CONVEYANCE IS SUBJECT; (A) ALL MATTERS APPEARING ON THE PLAN OF RECORD IN BOOK 6900, PAGE 555, SAID REGISTER'S OFFICE; (B) EASEMENTS OF RECORD IN BOOK 2437, PAGE 8, BOOK 2438, PAGE 376 AND BOOK 7593, PAGE 488, SAID REGISTER'S OFFICE; AND (C) RESTRICTIVE COVENANTS OF RECORD IN BOOK 6779, PAGE 296, BOOK 5783, PAGE 973, BOOK 7071 PAGE 482, AND BOOK 7208, PAGE 889, SAID REGISTER'S OFFICE.

AND FURTHER SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY AS CONVEYED TO JEFFREY F. ROOKS AND LAURA E. SIRCY, BOTH UNMARRIED AS JOINT TENANTS FROM HENRY C.L. BOHLER, JR. AND WIFE JACQUELYN M. MCMILLIAN-BOHLER, BY DEED RECORDED 07/02/2003 IN AS INSTRUMENT NO. 20030702-0091699 IN THE OFFICIAL RECORDS OF DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 37 Nickleby Down, Brentwood, TN 37027
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Jeffrey F. Rooks
JEFFREY F. ROOKS

Laura E. Sircy
LAURA E. SIRCY

STATE OF TENNESSEE }
COUNTY OF Williamson }

On this 21 day of May, 2013, before me personally appeared **JEFFREY F. ROOKS** and **LAURA E. SIRCY** to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

My Commission Expires
January19, 2014
NOTARY PUBLIC

My Commission Expires: January 19 2014

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 10.00.

Jeffrey F. Rooks
JEFFREY F. ROOKS

Laura E. Sircy
LAURA E. SIRCY

Subscribed and sworn to before me this 21 day of May, 2013.

NOTARY PUBLIC

My Commission Expires: My Commission Expires
January19, 2014

{No title examination requested or performed - the preparer hereof makes no representation as to the state of title to the above-described property}

The preparer has not had any contact with the Grantor(s) nor Grantee(s) herein and no legal advice was given to any party by the preparer of this document. Information contained in this instrument was provided to preparer by an agent for said Grantee Preparer is not responsible for scheduling the execution of this document; the validity of any power of attorney, if one is being used; nor the recording of this instrument. Preparer has no control over typed or hand written additions made to this instrument.



