Davidson County	DEEDQC
Recvd: 08/05/13 13:49	6 pgs
Fees:32.00 Taxes:0.00	
20130805-0081730	

Prepared By: John G. Mitchell

QUITCLAIM DEED

Return To:	**OWNER (SEND TAX BILLS TO):**
Equity National Title 50 Jordan Street, Suite 100 East Providence, RI 02914	DAVID R. SUGGS, JR. MICHELLE R. SUGGS 1932 SHAYLIN LOOP ANTIOCH, TN 37013

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, DAVID R. SUGGS, JR. and MICHELLE R. SUGGS, husband and wife, and JASON J. LUKAWITZ and GETA LUKAWITZ, husband and wife (herein, "Grantor"), whose address is 1932 Shaylin Loop, Antioch, TN 37013, hereby bargains, sells, remises, releases, quit claims and conveys to DAVID R. SUGGS, JR. and MICHELLE R. SUGGS, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 1932 Shaylin Loop, 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: 1932 Shaylin Loop, Antioch, TN 37013

WITNESS my hand and seal this 31st day of July, 2013.

GRANTOR:

David R. Suggs, Jr.

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, David R. Suggs, Jr., with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of July, 2013.

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-5-2013

[Affix Notary Seal]

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

GRANTOR:

Michelle R. Suggs

STATE OF TN
COUNTY OF Williamson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Michelle R. Suggs, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 31st day of July, 2013

[Affix Notary Seal]

BRYANT L. GRANTHAM
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-5-2013

GRANTOR:

Jason J. Lukawitz

STATE OF TN
COUNTY OF Rutherford

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Jason J. Lukawitz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 13 day of July, 2013.

[Affix Notary Seal]

KAYLA WHITE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

Kayla White
SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/18/15

GRANTOR:

Geta Lukawitz

STATE OF TN
COUNTY OF Rutherford

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Geta Lukawitz, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 13 day of July, 2013.

[Affix Notary Seal]

KAYLA WHITE
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY, TENN.

Kayla White
SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/18/15

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.

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Williamson

The actual consideration for this transfer is $10.00.

GRANTEE

Grantee signature _____
David R. Suggs, Jr.

Subscribed and sworn to under oath before me, this 31 day of July, 2013

[Affix Notary Seal]

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-5-2013

Grantee signature _____
Michelle R. Suggs

Subscribed and sworn to under oath before me, this 31 day of July, 2013

[Affix Notary Seal]

BRYANT L. GRANTHAM STATE OF TENNESSEE NOTARY PUBLIC WILLIAMSON COUNTY

SIGNATURE OF NOTARY PUBLIC
My commission expires: 8-5-2013

213123363
1932 Shaylin Loop
Antioch, TN 37013
David R. Suggs and Michelle R. Suggs

EXHIBIT A

Legal Description

That certain parcel of real estate located in Davidson County, State of Tennessee, within the corporate limits of the City of Antioch, and being described as follows, to-wit:

BEING all of Lot No. 116 (One Hundred Sixteen) on the Plan of Barnes Crossing, A Planned Unit Development, as shown by Master Deed of record in Instrument Number 20050721-0084791, and Amended of record in Instrument Number 20051114-0136938, of said Register's Office, to which plat reference is hereby made for a more complete description of said property.

THIS conveyance is made subject to Master Deed and By-Laws of record in Instrument Number 20050721-0084791, in Instrument Number 20050805-0092480, and in Instrument Number 20051114-0136938; Easement to Metro of record in Instrument Number 20050721-0084791, and in Instrument Number 20050811-0095171; Charter of Home Owner's Association included in Master Deed as Exhibit B; Planned Unit Development Boundary of record in Instrument Number 20050128-0010427; all matters shown on said Master Deed of record in Instrument Number 20050721-0084791, and Amended of record in Instrument Number 20051114-0136938; all of said Register's Office.

Title to the above described property conveyed to David R. Suggs, Jr., Michelle R. Suggs, Husband and Wife, Jason J. Lukawitz and Geta Lukawitz, Husband and Wife from Ole South Properties, Inc. by Warranty Deed dated and recorded January 2, 2007 in or Instrument No. 20070102-0000617.

True Copy Certification

I, Laurie Lavallee, 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.

Laurie Lavallee
Signature

State of Rhode Island

County of Providence

Personally appeared before me, Ashley L. Laferriere, a notary public for this county and state, Laurie Lavallee who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ashley L Laferriere
Notary's Signature

My Commission Expires: 3-14-15
Notary' Seal (if on paper)

Ashley L. Laferriere
Notary Public
State of Rhode Island
My Commission Expires March 14, 2015