Davidson County DEEDQC
Recvd: 08/29/13 09:54 5 pgs
Fees:27.00 Taxes:0.00
20130829-0091193

This instrument prepared by:
Cynthia Dyer
2952 Edge Moor Dr.
Nashville, TN 37217

Owner/Responsible Taxpayer
Cynthia Dyer and Michael Dyer
2952 Edge Moor Dr.
Nashville, TN 37217

Tax Map Parcel No.: 15005015600

M.I.S. FILE NO
127966

QUITCLAIM DEED

THIS INSTRUMENT, made and entered into this 19 day of August, 2013, by and between Cynthia Dyer, a married woman joined by her husband Michael L. Dyer, who acquired title as Cynthia Grett, unmarried, whose address is 2952 Edge Moor Dr., Nashville, TN 37217, ("Grantor"), and Cynthia Dyer and Michael L. Dyer, wife and husband as tenants by the entirety, whose address is 2952 Edge Moor Dr., Nashville, TN 37217, ("Grantee");

WITNESSETH: That for NO CONSIDERATION, Grantor does hereby convey, transfer, remise, release, relinquish, and quitclaim unto Grantee and Grantee's heirs and assigns, all Grantor's right, title, and interest in and to the following described real estate, situated and being in the County of Davidson, State of Tennessee, and more particularly described as follows:

FOR LEGAL DESCRIPTION SEE EXHIBIT "A" ATTACHED HERETO

Being the same property conveyed to Grantor by Deed dated July 25, 2005 from Marshall Walker and Beth Murray Walker, Trustees or their successor in trust, under the revocable Marshall Walker and Beth Murray Walker Living Trust dated July 20, 2000 of record in Instrument Number 20050725-0085987 of the Register's Office of Davidson County, Tennessee.

Commonly known as: 2952 Edge Moor Dr., Nashville, TN 37217

WITNESS the hand and seal of the party of the first part the day and year first above written.

Cynthia Dyer

Michael L. Dyer

ACKNOWLEDGMENT

STATE OF TENNESSEE)
) SS:
COUNTY OF DAVIDSON)

Personally appeared before me, Gordon Weigle, a Notary Public in and for said County and State, Cynthia Dyer and Michael L. Dyer 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 they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 19 day of August, 2013

NOTARY STAMP/SEAL

NOTARY PUBLIC

My Commission Expires October 18, 2016

Notary Commission Expires: _____

GORDON WEIGLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN.

AFFIDAVIT OF VALUE

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON) SS:

I or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $0.00. Pursuant to Tenn. Code Ann. § 67-4-409(a)(4), the tax is based only on actual consideration given for a conveyance and not on the value of the property.

Cynthia Dyer

Michael L. Dyer

Witness my hand, at office, this 19 day of August, 2013

NOTARY PUBLIC

NOTARY STAMP/SEAL

GORDON WEIGLE NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

Notary Commission Expires: My Commission Expires October 18, 2016

After Recording Mail To:
Mortgage Information Services, Inc.
Attn: Recording Department
4877 Galaxy Parkway, Suite I
Cleveland, OH 44128

Fidelity National Title Insurance Company

AGENT TITLE NO.: 200001279661

LEGAL DESCRIPTION

EXHIBIT "A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE IN DEED DOCUMENT NUMBER 20050725-0085987 AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 655 ON THE PLAN OF EDGE-O-LAKE ESTATES, SECTION 17, OF RECORD IN PLAT BOOK 4460, PAGE 44, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION THEREOF.

SUBJECT TO RESTRICTIVE COVENANTS OF RECORD IN BOOK 4549, PAGE 802, REGISTER'S OFFICE OF DAVIDSON COUNTY, TENNESSEE; EASEMENTS AND SETBACK LIENS AS SET FORTH ON THE ABOVE PLAN OF RECORD.

BEING THE SAME PROPERTY DESCRIBED IN THE DEED TO CYNTHIA GRETT, UNMARRIED FROM MARSHALL WALKER AND BETH MURRAY WALKER, TRUSTEES OR THEIR SUCCESSORS IN TRUST, UNDER THE REVOCABLE MARSHALL WALKER AND BETH MURRAY WALKER LIVING TRUST DATED JULY 20, 2000 RECORDED ON JULY 25, 2005 IN DEED DOCUMENT NUMBER 20050725-0085987, OF THE PUBLIC RECORDS OF DAVIDSON COUNTY, TENNESSEE.

APN: 15005015600

COMMONLY KNOWN AS 2952 EDGE MOOR DR, NASHVILLE, TN 37217
HOWEVER, BY SHOWING THIS ADDRESS NO ADDITIONAL COVERAGE IS PROVIDED

TRUE COPY CERTIFICATION

I, Robert Williams, 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.

Robert Williams

State of Ohio
County of Cuyahoga

Personally appeared before me, Stanley M. Sirosky, a notary public for the state of Ohio, Robert Williams who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Stanley M Sirosky Notary Public

My Commission Expires:
Notary Seal



STANLEY M. SIROSKY
NOTARY PUBLIC, STATE OF OHIO
My Commission Expires
Oct. 16, 2016