BILL GARRETT, Davidson County
Trans:T20130091321 DEEDQC
Recvd: 10/24/13 11:26 3 pgs
Fees:17.00 Taxes:0.00
20131024-0110812

THIS INSTRUMENT PREPARED BY:
Aaron Curry
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

Return to:
American Premier
18001 Cowan, Ste C
Irvine, CA 92614

QUIT CLAIM DEED

~~New Owner(s) Address and mail tax statements to:~~
Laura Saadati-Kepper & Mike Kepper
7425 Rolling River Parkway
Nashville, TN 37221

Tax ID: 141-15-0B-015.00
Order #: APLS1004264

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, LAURA SAADATI-KEPPER, f/k/a LAURA SAADATI and MIKE KEPPER, wife and husband, who both acquired title without marital status, as Grantors, and LAURA SAADATI-KEPPER and MIKE KEPPER, wife and husband, as joint tenants, Grantee, hereby convey all right, title and interest that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 287 ON THE PLAN OF ROLLING RIVER ESTATES, PHASE 2 OF RECORD IN PLAT BOOK 5200, PAGE 7, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Assessor's Parcel No: 141-15-0B-015.00

Property Address: 7425 Rolling River Parkway, Nashville, TN 37221

Prior Deed recorded __/__/____, in Instrument _____; Davidson County Court Clerk's Office.

Witness our hands this the ____ day of _____, 2013

Laura Saadati Kepper f/k/a Laura Saadati

LAURA SAADATI-KEPPER, f/k/a
LAURA SAADATI

MIKE KEPPER

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, LAURA SAADATI-KEPPER, f/k/a LAURA SAADATI and MIKE KEPPER, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 5th day of September, 2013.

Ella K. Butler
Notary Public
My Commission expires: 12-06-2016

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.

Laura Saadati Kepper
Affiant's Name

Subscribed and sworn to before me this the 5th day of September, 2013.

Ella K Butler
Notary

My Commission expires: 12-06-2016

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Name and Address of Property Owner:
Laura Saadati Kepper
7425 Rolling River Rd
Nashville Tn 37221

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:
Laura Saadati Kepper
7425 Rolling River Rd
Nash. Tn 37221

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/grantees and /or their agents; no boundary survey was made at the time of this conveyance.

EXHIBIT "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 287 ON THE PLAN OF ROLLING RIVER ESTATES, PHASE 2 OF RECORD IN PLAT BOOK 5200, PAGE 7, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

Deed Type: Warranty Deed

Grantors: LAWRENCE MASON AND WIFE, STEPHANIE MASON

Grantees: LAURA SAADATI AND MIKE KEPPER, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

Dated: June 29, 2007

Recorded Date: July 19, 2007

Consideration: $10.00

DBV: 20070719-0085996

Parcel No.: 141-15-0B-015.00