Davidson County DEEDQC
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20131211-0125344

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

0582885O1-9351995

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	MAIL TAX STATEMENT TO:	MAP PARCEL NUMBERS:
Martha and Richard Simmons	Martha and Richard Simmons	Map/Parcel:
2152 Riverway Drive	2152 Riverway Drive	053 06 0A 086.00
Old Hickory, Tennessee 37138	Old Hickory, Tennessee 37138	

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, **Martha Simmons, also known as Martha D. Simmons, a married woman** by these presents do hereby quitclaim and convey unto the said **Martha Simmons and Richard Simmons, wife and husband**, 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. 86, ON THE PLAN OF PHASE TWO, WATERFORD SUBDIVISION, OF RECORD IN PLAT BOOK 7900, PAGE 412, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

The express purpose of this conveyance is to Add Spouse to Title.

Being the same property conveyed to Martha D. Simmons by Deed from Richard R. Simmons of record in Book 20070124, Page 0009892, said Register's Office.

This is unimproved (✓) property known as 2152 Riverway Drive, Old Hickory, Tennessee 37138

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 27 day of November, 2013, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Martha Simmons a/k/a Martha D. Simmons

Martha Simmons, a/k/a
Martha D. Simmons

ACKNOWLEDGMENT

STATE OF TN)

COUNTY OF Davidson) ss

Personally appeared before me, Claudia Boyett, a Notary Public in and for said County and State, **Martha Simmons, a/k/a Martha D. Simmons** 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 Old Hickory, TN 37138 this 27 day of November, A.D., 2013.

NOTARY STAMP/SEAL

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

Claudia Boyett
NOTARY PUBLIC
Notary Commission Expires: 9-11-2017

AFFIDAVIT OF VALUE

STATE OF TN)

COUNTY OF Davidson)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration for this transfer is $1.00.
Subscribed and sworn to before me this the 27 day of November, 2013.

(Affix Seal)

x Martha D. Simmons
Affiant Martha D. Simmons

Claudia Boyett
Notary Public
My Commission Expires: 9-11-2017

CLAUDIA BOYETT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires SEPT. 11, 2017

EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 053 06 0A 086.00, 053060A08600CO

Land Situated in the City of Old Hickory in the County of Davidson in the State of TN

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

BEING Lot No. 86, on the Plan of Phase Two, Waterford Subdivision, of record in Plat Book 7900, Page 412, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Martha D. Simmons, by deed dated January 24, 2007 of record in Deed Book 20070124, Page 0009892, in the County Clerk's Office.

Commonly known as: 2152 Riverway Dr , Old Hickory, TN 37138-2829

True Copy Certification

I, Rhonda Dalton , 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 WAYNE

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

Notary's Signature

My Commission Expires:_____
Notary' Seal (if on paper)

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