Davidson County	DEEDQC
Recvd: 12/23/13 07:51	5 pgs
Fees:27.00 Taxes:0.00	
20131223-0128923	

QUIT CLAIM DEED

Return to:

DATAQUICK TITLE
6 CAMPUS CIRCLE, SUITE 430
WESTLAKE TX 76262
FILE NO. 0366849735

STATE OF TN
COUNTY OF Davidson
I/WE HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS $ 10.00

Affiant

SUBSCRIBED AND SWORN TO ME, THIS THE 9 DAY OF December, 2013

Notary Public

MY COMMISSION EXPIRES: 7-2-17
(AFFIX SEAL)

STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON

THIS INSTRUMENT WAS PREPARED BY
Kristin Ginter – Change of Title, Inc., 160 S. Old Springs Rd. Suite 260, Anaheim Hills, Ca 92808

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
SCOTT EDWARD MILLER AND CARYN LEIGH MILLER, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP	SAME	063-12-0-040.00
4465 S TRACE BLVD. OLD HICKORY TN 37138		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **SCOTT EDWARD MILLER AND CARYN LEIGH MILLER, HUSBAND AND WIFE, AND ROBERT L. BIDDLE AND DOROTHY S. BIDDLE, HUSBAND AND WIFE**, HEREINAFTER CALLED THE GRANTOR, DOES HEREBY BARGAIN, SELL, RELEASE, REMISE, QUITCLAIM AND CONVEY UNTO **SCOTT EDWARD MILLER AND CARYN LEIGH MILLER, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP,** HEREINAFTER CALLED THE GRANTEE, ITS SUCCESSORS AND ASSIGNS ALL THE RIGHT, TITLE AND INTEREST IN AND TO A CERTAIN TRACT OF PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

BEING LOT NO. 45, ON THE PLAN OF SOUTHFORK SUBDIVISION, SECTION TWO, OF RECORD IN BOOK 6250, PAGE 386, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Scott Edward Miller and wife, Caryn Leigh Miller and Robert L. Biddle and wife, Dorothy S. Biddle by deed from Linda B. Harrison and husband, Lloyd B. Harrison, Jr., dated June 11, 2004 and recorded August 4, 2004 in Instrument No. 20040804-0093550.

Property known as, 4465 S TRACE BLVD, OLD HICKORY TN 37138

Wherever 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 my hand this 9 day of December, 2013

SCOTT EDWARD MILLER

CARYN LEIGH MILLER

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Tonya Greer of the state and county mentioned, personally appeared SCOTT EDWARD MILLER AND CARYN LEIGH MILLER to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/their free act and deed.

(seal)

TONYA GREER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

Notary Public
Printed Name: Tonya Greer
My Commission Expires: 7-31-17

Witness my hand this 13th day of December 2013

ROBERT L. BIDDLE

DOROTHY S. BIDDLE

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, Jana Drury of the state and county mentioned, personally appeared ROBERT L. BIDDLE AND DOROTHY S. BIDDLE to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/their free act and deed.

(seal)

JANA D. DRURY
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

Notary Public
Printed Name: Jana Drury
My Commission Expires:

MY COMMISSION EXPIRES
March 1, 2016

File No.: 198119176513

EXHIBIT "A"

The following described real property located in County of Davidson, State of Tennessee; being more particularly described as follows:

BEIING LOT NO. 45, ON THE PLAN OF SOUTHFORK SUBDIVISION, SECTION TWO, OF RECORD IN BOOK 6250, PAGE 386, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TN, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being the same property conveyed to Scott Edward Miller and wife, Caryn Leigh Miller and Robert L. Biddle and wife, Dorothy S. Biddle by deed from Linda B. Harrison and husband, Lloyd B. Harrison, Jr., dated June 11, 2004 and recorded August 4, 2004 in Instrument No. 20040804-0093550.

Property Address: 4465 S. Trace Boulevard, Old Hickory, TN 37138

APN: 063-12-0-040.00

True Copy Certification

I, Yolanda Henley, 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.

Yolanda Henley Signature

State of Texas

County of Tarrant

Personally appeared before me, Lonya Haynes, a notary public for this county and state, Yolanda Henley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature Lonya Haynes

My Commission Expires: 11/3/2015

Notary' Seal (if on paper)

LONYA HAYNES
Notary Public, State of Texas
My Commission Expires
November 03, 2015