This instrument prepared by:
First American Mortgage Services

| | |
|---|---|
| Davidson County | DEEDQC |
| Recvd: 01/16/14 13:40 | 6 pgs |
| Fees:32.00 Taxes:0.00 | |
| 20140116-0004556 | |

**6 Campus Circle, Bldg 6 Floor 3**
**Westlake, Texas 76262**
**(877)286-6993**

File No.: **7832763n**

47232-023 EC

# QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 6th Day of May, 2013, by and between **MICHAEL D. MOUNSEY, A MARRIED MAN**, party of the first part, and **MICHAEL D. MOUNSEY AND JACQUELYN T. MOUNSEY, HUSBAND AND WIFE**, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of **NASHVILLE**, County of **DAVIDSON**, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

Being the same property conveyed to the party of the first part by Warranty Deed of record in: Book 6544, Page No. 917 or Instrument No.: _____ in said Registor's office.

The property is improved with an address of: **5925 WOODLAND HILLS DR, NASHVILLE, Tennessee 37211**

The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

**MICHAEL D. MOUNSEY**

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

Personally appeared before me, Sabrina Jacal (name of notary public), **MICHAEL D. MOUNSEY**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this 06th day of May, 2013

Notary Public

My Commission Expires: January 06, 2014

SABRINA JACAL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ ~~234948.00~~ 0.00

Affiant

Subscribed and sworn to before me this the 05-06-2013.

Notary Public

My Commission Expires: _____

My Commission Expires
January 06, 2014

SABRINA JACAL STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

**(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)**

TAX PARCEL NO.:
**172020067**

NAME AND ADDRESS OF A PROPERTY OWNER:
**MICHAEL D. MOUNSEY AND JACQUELYN T. MOUNSEY**
**5925 WOODLAND HILLS DR.**
**NASHVILLE, TENNESSEE 37211**

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES

mail TAX Statement To:
Michael D mounsey
Jacquelyn T mounsey
5925 Woodland Hills Dr.
Nashville, Tennessee 37211

**STATE OF** Tennessee
**COUNTY OF** Davidson

**The actual consideration or true value, whichever is greater for this transfer is $** 234,949.00.

**Affiant**

**Subscribed and sworn to before me, this the** 06 **Day of** May **2013**

**Notary**

My Commission Expires
January 06, 2014

SABRINA JACAL
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY

**Escrow: 7832763**
**Reference No: 001123570390**

## Exhibit "A"

Real property in the City of **NASHVILLE**, County of **DAVIDSON**, State of **Tennessee**, described as follows:

**LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 58 ON THE PLAN OF SECTION FOUR, MYRTLEWOOD ESTATES, AS OF RECORD IN PLAT BOOK 6200, PAGE 214, REGISTER'S OFFICE TO SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION. Being all of that certain property conveyed to MICHAEL D. MOUNSEY from BARBARA A. ROUSSEAU, UNMARRIED, by deed dated May 02, 2005 and recorded May 10, 2005 in Instrument No. 20050510-0052679 of official records.**

**"Maximum principal indebtedness for Tennessee Recording Tax purpose is $ 234,949.00."**

APN #: **172 02 0 067.00**
Commonly known as: 5925 WOODLAND HILLS DR, NASHVILLE, TN 37211

*WHEN RECORDED, RETURN TO:*
*FIRST AMERICAN MORTGAGE SERVICES*
*1100 SUPERIOR AVENUE, SUITE 200*
*CLEVELAND, OHIO 44114*
*NATIONAL RECORDING*

**MOUNSEY**
**47232023** **TN**
**FIRST AMERICAN ELS**
**QUIT CLAIM DEED**

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# True Copy Certification

I, Rob Joffre, 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 Ohio

Count of Cuyahoga

Personally appeared before me, Tiffany E. Washington, notary public for this county and state, Rob Joffre 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: Dec 16, 2016

Notary Seal




