THIS INSTRUMENT PREPARED BY:
Clarity Title, LLC
100 Hazel Path, Suite C
Hendersonville, TN 37075
13-11030D

Davidson County DEEDQC
Recvd: 03/18/14 12:23 3 pgs
Fees:17.00 Taxes:0.00
20140318-0022337

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To:	Map and Parcel:
Michael Emmett Powell	Michael Emmett Powell	
14418 W. Desert Glen Drive	14418 W. Desert Glen Drive.	136150A04700CO
Sun City West, AZ 85375	Sun City West, AZ 85375	

THIS QUITCLAIM DEED made and entered into on the day and date last written by and between **Michael Powell, aka known as Michael Emmett Powell**, hereinafter referred to as the "GRANTOR" and **Michael Emmett Powell, Sharon Lee Powell, and Patricia Lynn Powell**, hereinafter referred to as the "GRANTEE":

WITNESSETH

FOR AND IN CONSIDERATION of the sum of One and No/100 ($1.00) Dollars cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable consideration, **Michael Powell, aka known as Michael Emmett Powell**, have this day quitclaimed unto **Michael Emmett Powell, Sharon Lee Powell, and Patricia Lynn Powell, As Joint Tenants with Rights of Survivorship**, any right, title and interest in and to certain real property located in Davidson County, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Unit No. 47, on the Plan of Watercrest Townhomes, Phase 1, as shown on plat of record in Plat Book 8250, page 888, Register's Office for said County, to which plat reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Tamela K. Sullivan on 01/31/2002 by deed from Gwendolyn M. Jones and Gene Hybner, filed for record on 02/14/2002 in Instrument No. 20020214-0019453, in the Register's Office for Davidson County Tennessee.

Being the same property conveyed to Michael Powell on 9/25/14 by deed from Tamela K. Sullivan, filed for record on 9/27/14 in Instrument No. 20140227-0014933, in the Register's Office for Davidson County Tennessee.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

IN Witness Whereof, the undersigned has hereunto set her hand on this the 27 day of Feb., 2014.

Michael Emmett Powell

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Michael Emmett Powell with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence) and who acknowledged that they executed the within instrument for the purposes therein contained..

Witness my hand and official seal this 27th day of Feb, 2014.

My commission expires: 10-28-2015

NOTARY PUBLIC

JOSEPH C. MEADERS
Commission # 1958528
Notary Public - California
Orange County
My Comm. Expires Oct 28, 2015

STATE OF ~~TENNESSEE~~ California
COUNTY OF Oranse

THE ACTUAL CONSIDERATION OF THIS TRANSFER IS $ 0

AFFIANT

Subscribed and sworn to before me this 27th day of Feb, 2014.

My commission expires: 10-28-2015

NOTARY PUBLIC

JOSEPH C. MEADERS
Commission # 1958528
Notary Public - California
Orange County
My Comm. Expires Oct 28, 2015

Certificate of Authenticity

I, Chloe Martin, 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.

Chloe M

Signature

State of Tennessee

County of Sumner

Personally appeared before me, Quenn N Crum, a notary public for this county and state, Chloe Martin who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Q n C

Notary's Signature

QUENN N. CRUM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

My Commission Expires: 4/20/15.