Davidson County DEEDQC
Recvd: 05/08/14 13:34 5 pgs
Fees:27.00 Taxes:0.00
20140508-0039517

QUITCLAIM DEED

MAIL RECORDED DEED TO:	OWNER (SEND TAX BILLS TO):
MY VO TIMIOS, INC. 5716 CORSA AVENUE, #102 WESTLAKE VILLAGE, CA 91362	GREG E. JAMES ESTLLE JAMES 1508 WHETSTONE COURT NASHVILLE, TN 37209

R#964249

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, GREGORY E. JAMES and ESTLLE JAMES, who incorrectly took title as ESTELLE JAMES, husband and wife (herein, "Grantor"), whose address is 1508 Whetstone Court, Nashville, TN 37209, hereby bargains, sells, remises, releases, quit claims and conveys to GREG E. JAMES and ESTLLE JAMES, husband and wife, as tenants by the entireties (herein, "Grantee"), whose address is 1508 Whetstone Court, Nashville, TN 37209, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 1508 Whetstone Court, Nashville, TN 37209

WITNESS my hand and seal this 24 day of April, 2014.

PIN NO: 114070b07300CO

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

GRANTOR:

Gregory E. James

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Gregory E. James, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 24 day of Apr. 2014

[Affix Notary Seal]

SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/06/16

GRANTOR:

Estlle James, who incorrectly took title as Estelle James

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Estlle James, who incorrectly took title as Estelle James, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 24 day of Apr. 2014

[Affix Notary Seal]

SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/06/16

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(A) as it is a transfer between spouses in accordance with that section.

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Davidson

The actual consideration for this transfer is $10.00.

GRANTEE

Grantee signature _____
Greg E. James

Subscribed and sworn to under oath before me, this 24 day of April, 2014.

[Affix Notary Seal]

Ann Stathos Donnell
State of Tennessee Notary Public
Davidson County

_____
SIGNATURE OF NOTARY PUBLIC
My commission expires: 12/06/14

EXHIBIT A

[Legal Description]

BEING LOT 49, AS SHOWN ON THE PLAN OF SECTION THREE, WESTCHASE, OF RECORD IN INSTRUMENT NUMBER 20030807-0112290, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH LAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, as Instrument No. 20060616-0072061 on June 16, 2006.

PIN NO: 114070B07300CO

STREET ADDRESS:

1508 Whetstone Court, Nashville, TN 37209

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

True Copy Certification

I, Anthony Vega, 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 California

County of Los Angeles

Personally appeared before me, [~~Name of Notary~~ Marisela Loyola], a notary public for this county and state, [~~name of person making certification~~ * Anthony Vega] 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: 08/25/17

Notary' Seal (if on paper)

MARISELA LOYOLA
COMM. #2038717
Notary Public - California
Los Angeles County
My Comm. Expires Aug. 25, 2017