BILL GARRETT, Davidson County
Trans:T20140033871 DEEDQC
Recvd: 05/15/14 10:06 5 pgs
Fees:27.00 Taxes:0.00
20140515-0041695

This Instrument Prepared By:
Patty L. Stolinsky (#26617)
517 West Main Street
Lebanon, TN 37087

QUITCLAIM DEED

This Quitcliam Deed Executed on this the 18th day of April, 2014 by the Grantor, Kyle McElhiney, 1113 Couth Hampton Close, Antioch, TN 37013-1196, Davidson County

To the Grantee: Monica McElhiney, 1113 South Hampton Close, Antioch, TN 37013-1196, Davidson County

Witnesseth that the said Grantor for: no consideration and completed pursuant to the terms of the Marital Dissolution Agreement as Grantee received property settlement through the terms of said Marital Dissolution Agreement, entered in Divorce Action pending in General Sessions, Division III, Wilson County, Tennessee.

The receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee forever, all the right, title, interest and claim which the Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in Davidson County, State of Tennessee, legally described as:

The house and land at property location at,
1113 South Hampton Close, Antioch TN 37013
Davidson County, Tennessee
Lot261 Villages of Long Hunter
Phase 2 See exhibit "A"

P.U.D. As shown on plan of record and instrument number 20020515 0059732, Registers Office for Davidson County, Tennessee, said plan hereby references for a more complete and accurate description thereof, being the same property conveyed to Mr. Kyle McElhiney by instrument number 20080801 0079083.

Commonly Known As: 1113 South Hampton Close, Antioch, Tennessee 37013-1196, Davidson County

Parcel Identification: 151100A14900

In Witness Whereof, the said Grantor has signed and released these presents the day and year fist above written.

Signed, sealed and delivered in presence of:

Signature: Kyle McElhiney

Print Name: Kyle McElhiney

Capacity: _____

When Recorded Mail This Deed To:

Monica McElhiney
1113 South Hampton Close
Antioch, TN 37013-1196

State of Tennessee
County of Davidson

On, 18th of April 2014, before me, Kyle McElhiney personally appeared and is personally known to me, or provided legal identification to prove to me that he is the person named subscribed within the instrument and acknowledged to me that he executed the same in his capacity and that by his signature on the instrument the person executed the instrument. I certify under penalty of perjury that the foregoing paragraph is true and correct.

Notary Public: Jon Kieffner

My Commission Expires: 12-23-2014

JON KIEFFNER STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

Oath of Consideration

I, Kyle McElhiney, hereby swear or affirm that to the best of affiant's knowledge, information and belief the actual consideration for this transfer is $0.00 as this is being done as property settlement in the divorce proceedings and is the agreement of the parties.

Kyle McElhiney

State of Tennessee
County of Davidson

Sworn and Subscribed Before me on this the 18th day of April 2014.

Notary Public

JON KIEFFNER STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

My Commission Expires: 12-23-2014

Oath of Consideration

I, Monica McElhiney, hereby swear or affirm that to the best of affiant's knowledge, information and belief the actual consideration for this transfer is $0.00 as this is being done as property settlement in the divorce proceedings and is the agreement of the parties.

Monica McElhiney

State of Tennessee
County of Davidson

Sworn and Subscribed Before me on this the 18th day of April, 2014.

JON KIEFFNER STATE OF TENNESSEE NOTARY PUBLIC MAURY COUNTY, TENN.

Notary Public

My Commission Expires: 12-23-2014

This Information is Not Part of the Deed

Property Address: 1113 South Hampton Close, Antioch, TN 37013-1196

Owner's Name and Address:

Monica McElhiney
1113 South Hampton Close
Antioch, TN 37013-1196

Parcel Number: 151100A14900

Mail Tax Bills To:
Monica McElhiney
1113 South Hampton Close
Antioch, TN 37013-1196

Exhibit "A"

Davidson County DEEDWARR
Recvd: 08/01/08 11:02 2 pgs
Fees:13.00 Taxes:455.10
[redacted]
20080801-0079083

State of Tennessee
County of Williamson

The actual consideration or value whichever is greater is $123,000.00

Subscribed and sworn before me this the 31st day of July, 2008.

Affiant

(Affix Seal) 1/24/09

PATRICIA NICHOLLS NOTARY PUBLIC STATE OF TENNESSEE

Notary Public

WARRANTY DEED

800306

This instrument prepared by:

SOUTHEAST TITLE of Tennessee, Inc.
214 Centerview Drive, Suite 101 Brentwood, Tennessee 37027

Address of new owner:
Kyle S. McElhiney and Monica M. McElhiney
1113 S. Hampton Close
Antioch, TN 37013

Map 151-10-A, Parcel 149CO

Send tax bills to:
Mortgage Investors Group
8320 East Walker Springs Ln.,
Ste. 200
Knoxville,TN 37923

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED,

Daniel Shoultz, An Unmarried Man

HEREINAFTER CALLED THE GRANTOR(S), HAVE THIS DAY BARGAINED AND SOLD, AND BY THESE PRESENTS DO HEREBY TRANSFER AND CONVEY UNTO

Kyle S. McElhiney and Monica M. McElhiney, As Husband and Wife

HEREINAFTER CALLED THE GRANTEE(S), THEIR SUCCESSORS AND ASSIGNS, A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN Davidson COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

Land In Davidson County, Tennessee, being lot No. 261, Phase 2 Villages of Long Hunter P.U.D. as shown on plan of record in Instrument No. 200205150059732, Register's Office for Davidson County, Tennessee, said plan hereby referenced for a more complete and accurate description thereof.

Being all of the same property conveyed to Daniel Shoultz by deed dated 6/5/06 from Rita R. Davila and husband, Jorge Davila of record in Instrument No. 20060608-0068307, Register's Office for Davidson County, Tennessee.

Subject to taxes for the year 2008, easements and restrictive covenants, if any, of record in the Register's Office for said County together with any modifications and amendments thereto.

THIS IS IMPROVED PROPERTY KNOWN AS: 1113 S. Hampton Close, Antioch, TN, 37013

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenance, estate, title and interest thereto belonging to the said GRANTEES, their successors, heirs or assigns, forever; and we do covenant with the said Grantees that we are lawfully seized and possessed of said land in fee simple, have good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their successors, heirs and assigns against the lawful claims of all persons whomsoever. Wherever used, the singular shall include the plural, the plural and singular, and use of any gender shall be applicable to all genders.

Subscribed and sworn before me this the 31st day of July, 2008.

Daniel Shoultz