THIS INSTRUMENT
PREPARED BY:
American Title & Escrow Services
7101 Sharondale Court, Suite 200
Brentwood, Tennessee 37027

Davidson County DEEDQC
Recvd: 08/07/14 16:45 6 pgs
Fees:32.00 Taxes:0.00
20140807-0071397

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me
this 29 day of July, 2014.

DANIEL HEARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

NOTARY PUBLIC
My Commission Expires: 9-5-2016

ADDRESS OF NEW OWNER:
Evelyn Spicer
535 Westcrest Drive
Nashville, TN 37211

SEND TAX BILLS TO:
New Owner

Map/Parcel: 14714003100

QUITCLAIM DEED

FOR AND IN consideration of the sum of Ten Dollars ($10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the express purpose of clearing a cloud on title created by language in the Last Will and Testatment of Linda Kay Speiden, of record in Case No. 12P-1845 in the Seventh Circuit Court for Davidson County, Tennessee, Probate Division, **Kimberly H. Beane, Dustin Speiden, Tracy Spicer and Mark Spicer, devisees under the Last Will and Testament of Linda Kay Speiden,** Grantors, do hereby quitclaim and convey all their right, title and interest in and to the hereinafter described property to **Evelyn Spicer, unmarried,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 325 on the Plan of Whispering Hills, Section II-B, of record in Plat Book 2331, Page 155, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof.

Being the same property conveyed to Evelyn Spicer and Linda Speiden as joint tenants with right of survivorship, by Deed from Charles M. Fischer and wife, Lisa K. Fischer, dated August 28, 1992, of record in Book 8721, Page 455, Register's Office for Davidson County, Tennessee.

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

This is improved property known as: **535 Westcrest Drive, Nashville, Tennessee 37211**

Grantors makes no warranties as to the state of the title to the property but acquit any claim that Grantors have to said property and for that purpose, make this conveyance to Grantee.

No Grantor herein has ever used the property being conveyed as a marital residence.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed on the 23 day of July, 2014.

Kimberly H. Beane

Kimberly H. Beane

STATE OF North Carolina
COUNTY OF Forsyth

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, **Kimberly H. Beane**, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Winston-Salem North Carolina, this 23 day of July, 2014.

Rebecca B Cleveland

Notary Public

My Commission Expires: Aug. 16, 2017

REBECCA B. CLEVELAND NOTARY PUBLIC FORSYTH COUNTY, NC

Dustin Speiden

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Dustin Speiden, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Nashville, Tennessee, this 26th day of July, 2014.

Notary Public

My Commission Expires: 11-05-2014

CHRISTINE P. MORGAN
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY, TENN.

Tracy Spicer

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Tracy Spicer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Nashville, Tennessee, this 23 day of July, 2014.

Rhonda R. Boshers
Notary Public

My Commission Expires: 3/2/2015

RHONDA R BOSHERS
TENNESSEE NOTARY PUBLIC
My Comm. Exp. MARCH 03, 2015
COUNTY OF DAVIDSON

Mark Spicer

Mark Spicer

STATE OF TENNESSEE
COUNTY OF Rutherford

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Mark Spicer, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at Smyrna, Tennessee, this 23rd day of July, 2014.

Notary Public

My Commission Expires: MY COMMISSION EXPIRES DECEMBER 17, 2016

LAWRENCE PUZZO
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Daniel Heard, 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 Tennessee

County of Williamson

Personally appeared before me, Connie Taylor, a notary public for this county and state, Daniel Heard 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: 9/21/2015

Notary Seal

