Davidson County DEEDQC
Recvd: 01/13/15 15:35 4 pgs
Fees:22.00 Taxes:0.00
20150113-0003623

THIS INSTRUMENT PREPARED BY:
Curphey & Badger Law
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
JESSICA HARDIN
1507 FORREST AVENUE
NASHVILLE, TN 37206
Customer Reference Number TN158847

Property Tax ID#: 083-09-1-360.00

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, JESSICA HARDIN, who acquired title as JESSICA TOSH, as Grantor, and JESSICA HARDIN and WILLIAM ~~HARDEN~~ HARDIN JH, HUSBAND & WIFE, TENANTS BY THE ENTIRETY WITH RIGHTS OF SURVIVORSHIP as Grantee hereby conveys all right, title and interest that I may have in and to the following described real property located in DAVIDSON County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

Property Address: 1507 FORREST AVENUE, NASHVILLE, TN 37206

Witness my hand this the 20 day of November, 2014.

JESSICA HARDIN

F/K/A JESSICA TOSH

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named JESSICA HARDIN, F/K/A JESSICA TOSH, the Grantor, with whom I am personally acquainted (or who has both proved to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 20 day of November, 2014.

Notary Public
My Commission expires: 07/03/2017

JESIKA L. BRYANT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2017

I hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $ 0.

Affiant's Name

Subscribed and sworn to before me this the 20 day of November, 2014.

Notary
My Commission expires: 07/03/2017

JESIKA L. BRYANT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires 07-03-2017

Name and Address of Property Owner:
Jessica E. Hardin
William Hardin
1507 Forrest Ave.
Nashville, TN 37206

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

"Exhibit A"

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF Tennessee, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 58 ON THE PLAN OF A.V.S. LINDSLEY'S 29 ACRE TRACT OF RECORD IN BOOK 57, PAGE 66, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JESSICA TOSH, AN UNMARRIED PERSON FROM CHARLES D. COCHRAN AND WIFE, MICHELLE M. COCHRAN BY DEED DATED 6/30/2005 AND RECORDED 7/8/2005 AS INST# 20050708-0079294, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

Parcel ID: 083-09-1-360.00

Commonly known as 1507 FORREST Avenue, Nashville, TN 37206

True Copy Certification

I, **Darell Near**, do hereby make oath that I am 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 Florida

County of Pinellas

Personally appeared before me, **Jocelyn K Brown**, a notary public for this county and state, **Darell Near** 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: September 9, 2015

Notary' Seal (if on paper)

JOCELYN K. BROWN
MY COMMISSION # EE 123532
EXPIRES: September 9, 2015
Bonded Thru Notary Public Underwriters