Davidson County DEEDQC
Recvd: 02/03/15 08:30 4 pgs
Fees:22.00 Taxes:0.00
20150203-0009775

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

QUIT CLAIM DEED

New Owner(s) Address and mail tax statements to:
Dennis K. Bagwell & Myriam S. Bagwell
5128 Hilson Road
Nashville, TN 37211

Property Tax ID#: 161 07 0 016.00
Order #: 4082633JM

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, DENNIS K. BAGWELL, a married man who acquired title without marital status, herein joined by his spouse MYRIAM S. BAGWELL, as Grantors, and DENNIS K. BAGWELL and MYRIAM S. BAGWELL, husband and wife, as Grantees, hereby convey all rights, titles and interests that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 161 07 0 016.00

Commonly known as 5128 Hilson Road, Nashville, TN 37211

Prior Deed recorded 05/11/2001, in DBV 20010511-0049043; Davidson County Court Clerk's Office.

Witness my hand this the 15 day of December, 2014.

DENNIS K. BAGWELL

MYRIAM S. BAGWELL

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by DENNIS K. BAGWELL and MYRIAM S. BAGWELL, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 15th day of December, 2014.

Notary Public
My Commission expires: Nov. 6, 2017

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 6, 2017

We hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

DENNIS K. BAGWELL

MYRIAM S. BAGWELL

Subscribed and sworn to before me this the 15th day of December, 2014.

Notary
My Commission expires: Nov. 6, 2017

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires NOV 6, 2017

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 Grantors/Grantees 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. 32 ON THE PLAN OF MCMURRAY WOODS, SECTION 2, AS OF RECORD IN BOOK 3300, PAGE 17, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT FRONTS 105 FEET ON THE NORTHERLY SIDE OF HILSON ROAD, AS MEASURED AROUND A SLIGHT CURVE, AND RUNS BACK 275 FEET TO THE EASTERLY LINE AND 281.9 FEET ON THE WESTERLY LINE TO A BROKEN LINE IN THE REAR ON WHICH IT MEASURES I 85.4 FEET.

BEING THE SAME PROPERTY CONVEYED TO DENNIS K. BAGWELL BY DEED RECORDED ON MAY 11, 2001 IN INSTRUMENT 20010511-0049043.

Parcel ID: 161 07 0 016.00

Commonly known as 5128 Hilson Road, Nashville, TN 37211
However, by showing this address no additional coverage is provided

True Copy Certification

I, Joseph Luis Prado, Jr., do hereby make oath that I am licensed attorney and/or 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

Printed Name: Joseph Luis Prado, Jr.

State of California

County of Orange

Personally appeared before me, T. House a notary public for this county and state, Joseph Luis Prado, Jr., 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: 2/3/15

Notary Seal:

T. HOUSE
Commission # 1923998
Notary Public - California
Los Angeles County
My Comm. Expires Feb 3, 2015