BILL GARRETT, Davidson County
Trans:T20150022751 DEEDQC
Recvd: 03/30/15 08:34 2 pgs
Fees:12.00 Taxes:0.00
20150330-0026821

This transfer is exempt from the payment of any transfer tax as provided in T.C.A. § 67-4-409(a)(3)(f).

This instrument was prepared by:
AmeriEstate Legal Plan, Inc.
3525 Hyland Ave. Suite 150
Costa Mesa, CA 92626

Address New Owner as Follows:	**Send Tax Bill to:**	**Map Parcel Number:**
THE CURTIS AND CARLOTTA D. BOMAR LIVING TRUST 11818 MILLWRIGHT PKWY. AUSTIN, TX 78750	CURTIS BOMAR and CARLOTTA DEMBY BOMAR Trustee(s) of THE CURTIS AND CARLOTTA D. BOMAR LIVING TRUST 11818 MILLWRIGHT PKWY. AUSTIN, TX 78750	97-2-A-165 CO

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS that CURTIS BOMAR and wife, CARLOTTA D. BOMAR, for and in consideration of the sum of Ten Dollars and 00/100 ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and do hereby remise, release and forever quitclaim unto CURTIS BOMAR and CARLOTTA DEMBY BOMAR Trustee(s) respectively, and his/her/their successors in a Revocable Living Trust for the benefit of CURTIS BOMAR and CARLOTTA DEMBY BOMAR, under the terms of THE CURTIS AND CARLOTTA D. BOMAR LIVING TRUST Dated 2/19/15, its successors and assigns, his/her entire right title and interest in and to a certain tract or parcel of land in **DAVIDSON County, Tennessee**, described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 165 ON THE PLAN OF VILLAGES OF RIVERWOOD, SECTION ONE, PHASE 2B, OF RECORD IN INSTRUMENT NO. 20120510-0040662, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN AND CERTIFICATE REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION.

BEING the same land conveyed to CURTIS BOMAR and wife, CARLOTTA D. BOMAR from BEAZER HOMES CORP., a Tennessee Corporation by Deed of record as Instrument #20130103-0001001 in the Register's Office for DAVIDSON County, Tennessee.

Description contained herein was taken from a prior deed and without benefit of an updated survey. Preparer makes no representation as to the accuracy of said description.

This improved property is known as: 1305 RIVERBIRCH WAY, HERMITAGE, TN 37076

This instrument and the interest hereby released and quitclaimed are subject to such limitations, restrictions and encumbrances as may effect the premises.

WITNESS my hand this 19TH day of FEBRUARY, 2015

CURTIS BOMAR

CARLOTTA D. BOMAR

STATE OF TEXAS

COUNTY OF WILLIAMSON

Before me, TIMOTHY MUNDERLOH Notary Public, on this day personally appeared CURTIS BOMAR and CARLOTTA D. BOMAR, known to me (or proved to me on the oath of TX DL or through (description of identity card or other document) to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he/she/they executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 19TH day of FEBRUARY, 2015.

Signature _____ (Seal)

TIMOTHY MARK MUNDERLOH
Notary Public, State of Texas
My Commission Expires
August 07, 2016

AFFIDAVIT OF VALUE

The actual consideration for this transfer is $-0-

Affiant

STATE OF TEXAS

COUNTY OF WILLIAMSON

Subscribed and sworn to before me this 19TH day of FEBRUARY, 2015.

Signature _____ (Seal)

TIMOTHY MARK MUNDERLOH
Notary Public, State of Texas
My Commission Expires
August 07, 2016

THIS INSTRUMENT HAS BEEN PREPARED SOLELY FROM INFORMATION GIVEN BY THE PARTIES HERETO. DESCRIPTION CONTAINED HEREIN WAS TAKEN FROM A PRIOR DEED AND WITHOUT BENEFIT OF AN UPDATED SURVEY. PREPARER MAKES NO REPRESENTATION AS TO THE ACCURACY OF SAID DESCRIPTION..