Davidson County	DEEDQC
Recvd: 04/07/15 15:38	6 pgs
Fees:32.00 Taxes:0.00	
20150407-0030663	

Quitclaim Deed

This Indenture, Made on the February day of 8th, 2015, by and between S&P ASSOCIATES, LLC of the County of DAVIDSON, State of Missouri, party of the first part, and Wendell S. Seeds and Pamela R. Seeds, Husband and Wife, of the County of DAVIDSON, State of ~~Missouri~~ Tennessee, party of the second part, of 5204 LANA RENEE COURT, HERMITAGE, TN 37076,

WITNESSETH, that the said party of the first part, in consideration of the sum of Zero Dollars and 00/00 Zero Cents, $0.00, paid by the said party of the second part, (the receipt of which is hereby acknowledged), do by these presents, REMISE, RELEASE, and FOREVER QUIT-CLAIM unto the said party of the second part, the following described lots, tracts or parcels of land, lying, being and situate in the County of DAVIDSON and State of ~~Missouri~~ Tennessee, to-wit:

See Exhibit "A" attached hereto and made a part hereof.

~~TO HAVE AND TO HOLD THE SAME~~, with all the rights, immunities, privileges and appurtenances, thereto belonging, unto the said party of the second part and unto his/her/their heirs and assigns forever; so that neither the said party of the first part, nor his/her/their heirs nor any other person or persons, for him/her/them or in his/her/their name or behalf, shall or will hereinafter claim or demand any right or title to the aforesaid premises or any part thereof, but they and each of them shall, by these presents, be excluded and forever barred.

IN WITNESS WHEREOF, the said party of the first part has hereunto set his/her/their hand and seal the day and year above written.

Signed, Sealed and Delivered in Presence of

Wendell Scott Seeds

WENDELL S SEEDS, MANAGING MEMBER OF S&P ASSOCIATES, LLC.

Pamela R Seeds

PAMELA R SEEDS, MANAGING MEMBER OF S&P ASSOCIATES, LLC.

Prepared by: Brandon Kosta
Servicelink
400 Corporation Dr
Aliquippa, PA 15001

Mail tax statements to
Wendell and Pamela Seeds
5204 Lana Renee Ct
Hermitage, TN 37076

State of TN }
}SS
County of }

Before me, on this _____ day of _____, 20_____, the undersigned, a Notary Public in and for said County and State, personally appeared _____ _____ to me known to be the person(s) described in and who executed the foregoing instrument, and acknowledged that he/she/they executed the same as his/her/their free act and deed.

WITNESS my hand and official seal

SIGNATURE See Below
Notary Public
Print Name

My Term Expires 07-03-2015

IN THE RECORDER'S OFFICE

I, _____, Recorder of said County, do hereby certify that the within instrument of writing was, at _____ o'clock and _____ minutes _____ M., on the _____ day of _____ A.D., 20_____, duly filed for record in my office, and is recorded in the records of this office, in book _____, at page _____.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my seal at _____ this _____ day of _____ A.D., 20_____.

_____
Recorder

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California County of Santa Clara)ss.
On 02/08/2015 before me, Dawn D. Thorburn, Notary Public, personally appeared Wendell S Seeds & Pamela R. Seeds who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.

Dawn D. Th

DAWN D. THORBURN
COMM. #1939913
Notary Public - California
Santa Clara County
My Comm. Expires July 3, 2015

NRO1

OATH OF VALUE

STATE OF ~~TENNESSEE~~ or California
COUNTY OF Santa Clara

I, (affiant name), hereby swear or affirm that the actual consideration is $ 0

Wendell Scott Seeds
Affiant

Affiant, (affiant name), subscribed and sworn before me this ____ day of _____, 20___ or

See Below
Notary Public

My commission expires: 07-03-2015

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA COUNTY OF Santa Clara
Subscribed and sworn to (or affirmed) before me on this 8 day of Feb, 2015 by Wendell S. Seeds
proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Dawn D. Thorburn
(Signature of Notary)

DAWN D. THORBURN
COMM. #1939913
Notary Public - California
Santa Clara County
My Comm. Expires July 3, 2015

OATH OF VALUE

STATE OF ~~TENNESSEE~~ CA California
COUNTY OF Santa Clara

I, (affiant name), hereby swear or affirm that the actual consideration is $ 0.

Pamela R Seeds
Affiant

Affiant, (affiant name), subscribed and sworn before me this ____ day of _____, 20___

See Below
Notary Public

My commission expires: 07-03-2015

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA COUNTY OF Santa Clara
Subscribed and sworn to (or affirmed) before me on this
8 day of Feb, 2015 by Pamela R Seeds

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

Dawn D. Thorburn
(Signature of Notary)

DAWN D. THORBURN
COMM. #1939913
Notary Public - California
Santa Clara County
My Comm. Expires July 3, 2015
NRO1

LEGAL DESCRIPTION

EXHIBIT "A"

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

ALL THAT PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, AS MORE FULLY DESCRIBED IN DEED DOC # 20071011-0120924, ID# 09802001800, BEING KNOWN AND DESIGNATED AS:

BEING LOT NO. 39, ON THE PLAN OF ROXBOROUGH SUBDIVISION, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 5200, PAGE 63, OF THE REGISTERS OFFICE OF DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE DESCRIPTION OF SAID LOT.

BEING THE SAME PROPERTY CONVEYED FROM S&P ASSOCIATES, LLC TO WENDELL S. SEEDS AND PAMELA R. SEEDS, AS SET FORTH IN DOC # 20071011-0120924 DATED 08/03/2007 AND RECORDED 10/11/2007, DAVIDSON COUNTY RECORDS, STATE OF TENNESSEE.

True Copy Certification

I, Terri Baker, 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 Pennsylvania

County of Beaver

Personally appeared before me, *Lissette Anne Moree [Name of Notary], a notary public for this county and state, *[name of person making certification] who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

*Terri Baker

Notary's Signature

My Commission Expires: 5/4/2018

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Lissette Anne Moree, Notary Public
Hopewell Twp., Beaver County
My Commission Expires May 4, 2018
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES