QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 05/04/15 11:16 3 pgs
Fees:17.00 Taxes:0.00
20150504-0040038

STATE OF TENNESSEE
COUNTY OF

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME THIS THE 28th DAY OF April, 2015.

Notary Public

MY COMMISSION EXPIRES: 9/10/2018

(AFFIX SEAL)

JILL L. SWIGGART STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

THIS INSTRUMENT WAS PREPARED BY
Sidwell & Barrett, P.C.
Stewart Title Company Tennessee Division, 390 Mallory Station Road, Suite 107, Franklin, TN 37067

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Jenny G. Wimsatt	Jenny G. Wimsatt	186040A23300
(NAME)	(NAME)	
225 Foxley Court	225 Foxley Court	
(ADDRESS)	(ADDRESS)	
Nolensville, TN 37135	Nolensville, TN 37135	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and consideration of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, **James L. McMinn**, hereinafter called the Grantor(s), has/have quitclaimed unto **Jenny G. Wimsatt**, hereinafter called the Grantee(s), his/her/its/their assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:,

Land in Davidson County, Tennessee, being all of Lot 434 on the Plan of Burkitt Place, Phase 2D, Section 1, of record in Instrument Number 201112130097045, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to James L. McMinn and wife, Jennifer G. Wimsatt by Warranty Deed from Drees Premier Homes, Inc., dated April 30, 2013 and recorded May 2, 2013 of record in Instrument Number 20130502-0044439, Register's Office for Davidson County, Tennessee.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐
This is improved ☑ property, known as **225 Foxley Court, Nolensville, TN 37135**
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

Witness my/our hand(s) this 28 day of April, 2015.

James L. McMinn

State of Kansas
County of Montgomery

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **James L. McMinn**, the bargainor(s), with whom I am personally acquainted or proved to me on the basis of satisfactory evidence to be the person(s) described herein, and who acknowledge that he executed the within instrument for the purposes therein contained.

Witness my hand and Official seal this 28 day of April, 2015.

Notary Public
My Commission Expires: 1-30-18

TERRY LEEDY
Notary Public - State of Kansas
My Appt. Expires 1-30-18

RETURN TO:
Stewart Title Company Tennessee Division
390 Mallory Station Road, Suite 107
Franklin, TN 37067

CERTIFICATE OF AUTHENTICITY

I, Christopher R. Jackson, 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.

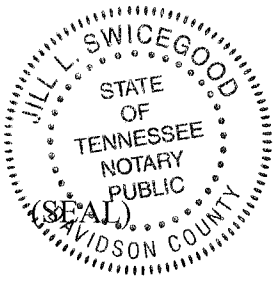
Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE

COUNTY OF WILLIAMSON

Personally appeared before me, Jill L. Swicegood, a notary public in and for the aforesaid county and state, the within named Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



(SEAL)

Jill L. Swicegood
Notary Public

My Commission Expires: Sept 10, 2018