QUITCLAIM DEED

The actual consideration or value for this transfer is $ -0-.

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is $ 0

Affiant

Subscribed and sworn before me this the 2nd Day of June, 2015.

Deputy Register

BILL GARRETT, Davidson County
Trans:T20150042905 DEEDQC
Recvd: 06/02/15 11:52 5 pgs
Fees:27.00 Taxes:0.00
20150602-0051068

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 3844 Old Hickory Blvd; Old Hickory, TN. 37138 (615)847-2000

ADDRESS NEW OWNER(S)	SEND TAX BILLS TO:	MAP / PARCEL NO.
Tony Ray Manis & Lisa Gaye Flatt- Shanes 2647 Quarry Rd. Mt. Juliet, TN 37122	New Owner	043-16-0 / 112.00

PURSUANT TO THE TERMS of The LAST WILL and TESTAMENT of **PEGGY B. MANIS**, and in Consideration of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by **Tony Ray Manis,** and **Lisa Gaye Flatt-Shanes**, and other good and valuable consideration, the receipt of which is hereby acknowledged,

We, **JAMIE LEE MANIS MALONE, JUSTIN RYAN MANIS, JULIA PAIGE MANIS, JESSICA PEYTON MANIS** AND **LESLIE NORMAN MANIS**, the GRANTORS herein, by these presents do transfer, QuitClaim and convey unto:

TONY RAY MANIS, and **LISA GAYE FLATT-SHANES**, the GRANTEES herein, their heirs and assigns all our right title and interest in, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 60 in the Kingsway Green Subdivision in a plat of which is of record in Book 3842, page 227, Register's Office of Davidson County, Tennessee, to which said plat, reference is here made for a more complete and accurate description of said Lot.

Being all the same property conveyed to Ernest L. Manis and wife, Peggy B. Manis, by deed from Kingsway Greens of America, Inc. Of record in Book 5271 page 204, Register's Office for Davidson County Tennessee. The said Ernest L. Manis having died leaving his widow, Peggy B. Manis as the surviving tenant by the entirety. Peggy B. Manis, also known as Peggy O'Neal Manis, died, March 9, 2015, leaving her children, Tony Ray Manis, and Lisa Gaye Flatt-Shanes, and her grandchildren, by her pre-deceased children, Jamie Lee Manis Malone, Justin Ryan Manis, Julia Paige Manis, Jessica Peyton Manis and Leslie Norman Manis as her sole heirs at law.

The property conveyed herein includes a 65 ft. X 14 foot, 1976, Hamilton, Mobile Home located on said lot.

The above description is the same as in the previous deed of record.

The property conveyed herein is transferred subject to such easements, limitations, encumbrances and restrictions of record in the Register's Office for Davidson County, TN, and otherwise, as may affect the property, including the following:

Real Property Taxes for the year 2014, & 2015, all restrictions, easements and covenants of record in Book 4280, page 68, Register's Office of Davidson County, Tennessee and all zoning ordinances or laws of any Governmental authority

This is improved property known as: 1221 Bubbling Well Road, Madison, TN. 37115

The Grantors first being duly sworn according to law, make oath and say, that the property conveyed herein is not our primary residence, nor the residence of any spouse or dependant and this conveyance is not being made to defeat the rights of any third party.

Witness our hands this 15th day of May, 2015.

Jamie Lee Manis Malone

Justin Ryan Manis

Julia Paige Manis

Jessica Peyton Manis

Leslie Norman Manis

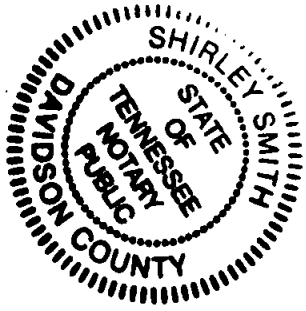
STATE OF TENNESSEE }
COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Leslie Norman Manis the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Goodlettsville, Tennessee this 18th day of May, 2015.

Shirley Smith
NOTARY PUBLIC

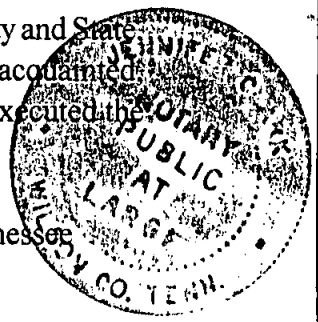
My Commission Expires: 1-9-2018



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STATE OF TENNESSEE }
COUNTY OF Wilson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jamie Lee Manis Malone the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.



Sworn to and Witness my hand and official seal at Wilson, Tennessee this 13 day of May, 2015.

Jennifer Clark
NOTARY PUBLIC

My Commission Expires: 2.13.17

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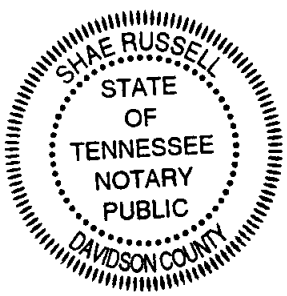
STATE OF TENNESSEE }
COUNTY OF Williamson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Justin Ryan Manis, the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Brentwood, Tennessee this 15 day of May, 2015.

Shae Russell
NOTARY PUBLIC

My Commission Expires: **My Commission Expires: May 3, 2016**



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STATE OF TENNESSEE }
COUNTY OF Rutherford }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Julia Paige Manis, the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Murfreesboro, Tennessee this 16th day of Mar, 2015.

NOTARY PUBLIC

My Commission Expires: 1-28-19

TALISA M. GIBBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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STATE OF TENNESSEE }
COUNTY OF Rutherford }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within named Jessica Peyton Manis the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Murfreesboro, Tennessee this 16th day of Mar, 2015.

NOTARY PUBLIC

My Commission Expires: 1-28-19

TALISA M. GIBBS
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF RUTHERFORD

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