Davidson County DEEDQC
Recvd: 07/08/15 09:23 4 pgs
Fees:22.00 Taxes:0.00
20150708-0066006

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 18 day of June 2015, ~~2014~~, by and between **Georgina Chidlow-Rucker who aquired title as Georgine Chidlow-Rucker and Tim Rucker, divorced,** hereinafter known and referred to as **GRANTORS**, and **Tim Rucker, an unmarried man,** whose tax mailing address is 3140 Barksdale Harbor Drive, Nashville, Tennessee 37214, hereinafter known and referred to as **GRANTEE;**

W I T N E S S E T H :

For and in consideration of the sum of **$46,809.72**, cash in hand paid by Grantee to Grantors, the receipt of all of which is hereby acknowledged, the Grantors have bargained, sold, aliened, and conveyed, and do by these presents quitclaim unto the Grantee, his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

Being Lot No. 303 on the Plan of River Tract Estates, Phase 2, Section 6, as of record in Instrument No. 200106050058138, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same parcel conveyed to Georgine Chidlow-Rucker and Tim Rucker from Cain Properties, Inc., by virtue of a Deed Dated 6/28/2002, Recorded 7/2/2002, as Instrument No. 20020702-0079313 County of Davidson, State of Tennessee.

Assessor's Parcel No: 062-02-0-A33-10-0CO

This conveyance is exempt from transfer tax under T.C.A 67-4-409(a)(3)(E), as same is pursuant to decree of divorce entered in Davidson County Court Case No. 15-D-105, and therefore, no oath of value is required for this deed in accordance with the provisions of T.C.A. 67-4-409(a)(5).

In this Oath of Consideration, Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $46,809.72, to the best of Grantors' knowledge, information and belief.

True Copy Certification

I, Kristen Leek, 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.

Kristen Leek
Signature

State of Pa

County of Beaver

Personally appeared before me, Ronna L. Tate, a notary public for this county and state, Kristen Leek who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Ronna L Tate
Notary's Signature

My Commission Expires: _____
Notary' Seal (if on paper)

NOTARIAL SEAL
RONNA L TATE
Notary Public
MOON TWP., ALLEGHENY COUNTY
My Commission Expires May 10, 2016

IN TESTIMONY WHEREOF, witness the hand of the Grantors herein, all on this the day and year first above written.

Georgina Chidlow-Rucker

GCR ~~Georgine~~ Chidlow-Rucker
Georgina

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 18 day of June 2015, ~~2014, the~~ foregoing Deed of Conveyance and Oath of Consideration was produced to me and ~~was~~ sworn to, acknowledged and delivered by Georgine Chidlow-Rucker.

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires March 1, 2016

Jana Drury

Notary Public
My Commission Expires:

Tim Rucker

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 18 day of June ~~2014,~~ 2015, the foregoing Deed of Conveyance and Oath of Consideration was produced to me and was sworn to, acknowledged and delivered by Tim Rucker.

Notary Public
My Commission Expires:

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires March 1, 2016

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Tim Rucker
3140 Barksdale Harbor Drive
Nashville, Tennessee 37214

Property Owner and Address:
Tim Rucker
3140 Barksdale Harbor Drive
Nashville, Tennessee 37214

This instrument prepared without title examination by:
John E. Norman, Esq.
333 West Vine Street, Suite 207
Lexington, KY 40507
(859) 252-1690