AFTER RECORDING RETURN TO:
GODEEDS, INC.
ATTN: LEGALZOOM DEPT.
8940 MAIN STREET
CLARENCE, NY 14031
File No. 513113162-38863523

Davidson County	DEEDQC
Recvd: 08/13/15 11:59	5 pgs
Fees:27.00 Taxes:0.00	
20150813-0081200	

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 LELIA DRIVE SUITE E (2ND FLOOR)
JACKSON, MS 39216
866-333-3081

Tax ID No.: 044 05 0 012.00

QUIT CLAIM DEED

THIS DEED made and entered into on this 12th day of June, 2015, by and between **BOBBY BAILEY, A MARRIED MAN, WHO TOOK TITLE AS AN UNMARRIED MAN**, a mailing address of 123 SCENIC VIEW ROAD, OLD HICKORY, TN 37138, hereinafter referred to as Grantor(s) and **SHEREE BAILEY, A MARRIED WOMAN**, a mailing address of 123 SCENIC VIEW ROAD, OLD HICKORY, TN 37138, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of Zero and NO/100 ($0.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in DAVIDSON County, TENNESSEE:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 123 SCENIC VIEW ROAD, OLD HICKORY, TN 37138

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Prior instrument reference: DOCUMENT NUMBER: 20050318-0029821, Recorded: 03/18/2005

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Certificate of Authenticity

I, Frank Dec, do hereby make an 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.

Frank Dec, President

STATE OF NY
COUNTY OF ERIE

Personally appeared before me, James Roaldi, a notary public for this county and state, Frank Dec who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

James Roaldi

My Commission Expires: 06/06/2017

JAMES ROALDI
Notary Public, State of New York
Qualified in Erie County
Commission Expires June 06, 2017

Tax ID No.: 044 05 0 012.00

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

BOBBY BAILEY, BY SHEREE BAILEY,
HIS ATTORNEY-IN-FACT

STATE OF TENN
COUNTY OF DAVID

Personally appeared before me, the undersigned notary public of the aforesaid County and State, SHEREE BAILEY, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 12th day of June 2015

Notary Public
My Commission expires: 10-14-16

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Affiant

STATE OF Tenn
COUNTY OF Davidson

Sworn to before me this 12th day of Jan., 2012

Notary Public
My Commission Expires: 10-14-16

Name and address for person(s) responsible for taxes:

SHEREE BAILEY
123 SCENIC VIEW ROAD
OLD HICKORY, TN 37138

Name and address of property owner:

SHEREE BAILEY
123 SCENIC VIEW ROAD
OLD HICKORY, TN 37138

EXHIBIT A
LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHWESTERLY 55.4 FEET OF LOT NO. 71 AND THE SOUTHEASTERLY 16.9 FEET OF LOT NO. 70 ON THE UNRECORDED PLAN OF SCENIC VIEW SUBDIVISION, AND BEING LOT F, ON THE MAP OF THE RESUBDIVISION OF LOTS 67 TO 74, INCLUSIVE, ON SAID PLAN, AND DESCRIBED ACCORDING TO A COPY OF A SURVEY THEREOF, MADE BY JAMES L. MURPHY, JR., DATED APRIL 21, 1959, AS FOLLOWS:

BEGINNING AT A POINT IN THE NORTHEASTERLY MARGIN OF SCENIC VIEW DRIVE, FORMERLY HAVRON AVENUE, 144.6 FEET NORTHWESTERLY FROM THE INTERSECTION OF A 20-FOOT PUBLIC RIGHT-OF-WAY; THENCE WITH THE MARGIN OF SAID AVENUE, NORTH 46 DEGREES 29' WEST 72.3 FEET TO A POINT; THENCE NORTH 43 DEGREES 59' EAST 170.24 FEET TO A POINT; THENCE SOUTH 46 DEGREES 01' EAST 72.3 FEET TO A POINT; THENCE SOUTH 43 DEGREES 59' WEST 169.66 FEET TO THE POINT OF BEGINNING.

APN: 044 05 0 012.00

PROPERTY COMMONLY KNOWN AS: 123 SCENIC VIEW ROAD, OLD HICKORY, TN 37138