Davidson County DEEDQC
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Fees:22.00 Taxes:0.00
20150821-0084671

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371
Deeds on Demand, PC, 5029 Corporate Woods Drive, Suite 175, Virginia Beach, VA 23462

Return to: Title365-Pittsburgh, 420 Rouser Road, Blvd. 3, 5th Floor, Pittsburgh, PA 15108

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Stacey E. Brower	Stacey E. Brower	63-2-72
1440 Ocoee Trail	1440 Ocoee Trail	
Madison, TN 37115	Madison, TN 37115	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Zero and 00/100 Dollars ($0.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged, STACEY E. BROWER formerly known as STACEY E. STRAKER, now married, and joined by her husband, RONALD W. BROWER, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto STACEY E. BROWER, married, in fee simple, hereinafter referred to as "Grantee", whose mailing address is: 1440 Ocoee Trail, Madison, TN 37115, her heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, and being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 69 on the Map of Nawakwa Hills, Powwow Addition Section 2, of record in Book 974, Page 10, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.

TAX ID NO.: 63-2-72

Being the same property conveyed to Stacey E. Straker, unmarried, by deed from Mary Beshearse, unmarried, recorded 04/10/2007 in Deed Instrument No. 20070410-0042521, in the Office of the County Register of Deeds for Davidson County, Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 1440 Ocoee Trail, Madison, TN 37115.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 17 day of August, 2015.

Stacey E. Brower formaly known as Stacey E. Straker

STACEY E. BROWER formerly known as STACEY E. STRAKER

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My comm. exp. Dec. 6, 2016

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that STACEY E. BROWER formerly known as STACEY E. STRAKER, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing her name(s), on this 17 day of August, 2015.

Ella K Butler
Notary Public
My Commission expires: 12/06/2016

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My comm. exp. Dec. 6, 2016

Ronald W. Brower
RONALD W. BROWER

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that RONALD W. BROWER, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his name(s), on this 17 day of August, 2015.

Ella K. Butler
Notary Public
My Commission expires: 12/06/2016

ELLA K. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My comm. exp. Dec. 6, 2016

VALUATION AFFIDAVIT

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

Stacy E. Brown
Affiant/Grantee

Subscribed and sworn to before me this 17 day of August, 2015.

Ella K. Butler
Notary Public
My Commission expires: 12/06/2016

ELLA K. BUTLER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My comm. exp. Dec. 6, 2016

True Copy Certification

I, Tim Sexton, 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 Allegheny

Personally appeared before me, Natalie Irwin, a notary public for this county and state, Tim Sexton, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-14-16

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
NATALIE MARIE IRWIN
Notary Public
MOON TWP., ALLEGHENY COUNTY
My Commission Expires Nov 14, 2016