This instrument prepared by:
First American Title Insurance Company
Mortgage Services Division-NTP
6 Campus Circle, Bldg 6, Floor 6
Westlake, Texas 76262
(877)624-2636

Davidson County	DEEDQC
Recvd: 08/25/15 15:39	6 pgs
Fees:32.00 Taxes:0.00	
20150825-0086094	

File No.: **8595752n**

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 8/5/15, by and between **MICHAEL SKIPPER, AN UNMARRIED MAN, AND SARAH KELLEY, AN UNMARRIED WOMAN**, party of the first part, and **MICHAEL SKIPPER, AN UNMARRIED MAN**, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of **NASHVILLE**, County of **DAVIDSON**, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

Being the same property conveyed to the party of the first part by _____ Deed of record in: Book N/A, Page No. N/A or Instrument No.: 20071029-0127668 in said Registor's office.

The property is improved with an address of: **4019 MOSS ROSE DR, NASHVILLE, Tennessee 37216**

The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

MICHAEL SKIPPER

STATE OF Tennessee

COUNTY OF Davidson

Personally appeared before me, Michael Skipper (name of notary public), **MICHAEL SKIPPER**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this August 5, 2015.

Lou T Edwards
Notary Public

My Commission Expires: March 7, 2017

LOU T. EDWARDS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

Sarah Kelley
SARAH KELLEY

STATE Florida OF

COUNTY
OF Duval

Personally appeared before me, **SARAH KELLEY** (name of notary public), Janet L. Giraitis, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this August 5th, 2015.

Janet L. Giraitis
Notary Public

My Commission Expires: Oct 27, 2018

JANET L. GIRAITIS
Notary Public - State of Florida
My Comm. Expires Oct 27, 2018
Commission # FF 171840
Bonded through National Notary Assn.

STATE OF _____

COUNTY OF _____

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

_____
Affiant

Subscribed and sworn to before me this the _____.

_____
Notary Public

My Commission Expires: _____

(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)

TAX PARCEL NO.:
062 13 0 107.00

NAME AND ADDRESS OF A PROPERTY OWNER:
MICHAEL SKIPPER
4019 MOSS ROSE DR,
NASHVILLE, TN 37216

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES
Michael Skipper
4019 Moss Rose Dr
Nashville TN 37216

EXHIBIT 'A'

File No.: **8595752n (TM)**

Property: **4019 MOSS ROSE DR, NASHVILLE, TN 37216-2927**

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 3 ON THE PLAN OF MOSS ROSE HEIGHTS SUBDIVISION, SECTION 2, EXTENDED OF RECORD IN BOOK 1424, PAGE 109, SAID REGISTER'S OFFICE, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Being all of that certain property conveyed to MICHAEL SKIPPER, AN UNMARRIED MAN, AND SARAH KELLEY, AN UNMARRIED WOMAN from KAREN HILTON, A MARRIED WOMAN, by deed dated OCTOBER 25, 2007 and recorded OCTOBER 29, 2007 IN INSTRUMENT NO. 20071029-0127668 of official records.

A.P.N. 062 13 0 107.00

SKIPPER
50459884 TN
FIRST AMERICAN ELS
QUIT CLAIM DEED

WHEN RECORDED, RETURN TO:
FIRST AMERICAN TITLE INSURANCE CO.
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING

True Copy Certification

I, Caitlin Matthias ,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.

Caitlin Matthias

Signature

State of Ohio

County of Cuyahoga

Personally appeared before me, Tiffany E. Washington, a notary public for this county and state, Caitlin Matthias who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Signature

My Commission Expires: Dec 16, 2016

Notary' Seal

