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

Davidson County DEEDQC
Recvd: 08/26/15 15:12 5 pgs
Fees:27.00 Taxes:0.00
20150826-0086615

This instrument prepared by:
First American Title Insurance Company Mortgage Services Division-NTP
1591 Galbraith Ave, Suite 200
Grand Rapids, Michigan 49546
(800)540-7064

File No.: **8576353n**

QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the 6-18-2015, by and between **KRISTINA D. RATCLIFF, A MARRIED WOMAN WHO ACQUIRED TITLE AS KRISTINA ROBINSON, AN UNMARRIED WOMAN**, party of the first part, and **KRISTINA D. RATCLIFF AND MARCUS R. RATCLIFF, WIFE AND HUSBAND**, 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 **Madison**, 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 , Page No. or Instrument No.: in said Registor's office.

The property is improved with an address of: **1424 Mohawk Trail, Madison, Tennessee 37115**

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.

Kristina D. Ratcliff 6-18-15
KRISTINA D. RATCLIFF

RATCLIFF
50256491 TN
FIRST AMERICAN ELS
QUIT CLAIM DEED

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

Personally appeared before me, Frank Lankford (name of notary public), **KRISTINA D. RATCLIFF**, 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 6-18-2015

Frank Lankford
Notary Public

My Commission Expires: _____

FRANK LANKFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

STATE OF **Tennessee**

COUNTY OF **DAVIDSON**

FRANK LANKFORD
MY COMMISSION EXPIRES
MARCH 10,2019

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

Kristina D Ratcliff 6-18-15
Affiant

Subscribed and sworn to before me this the 6-18-2015

Frank Lankford
Notary Public

My Commission Expires: _____

FRANK LANKFORD
MY COMMISSION EXPIRES
MARCH 10,2019

FRANK LANKFORD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

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

TAX PARCEL NO.:
06302000400

NAME AND ADDRESS OF A PROPERTY OWNER:
KRISTINA D. RATCLIFF AND MARCUS R. RATCLIFF
1424 Mohawk Trail
MADISON, TENNESSEE 37115

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES
Kristina D. Ratcliff
1424 Mohawk Trail
Madison, TN 37115

EXHIBIT 'A'

BEING LOT NO. 42 ON THE PLAN OF NAWAKWA HILLS POWWOW ADDITION, SECTION NO. 2, AS OF RECORD IN PLAT BOOK 974, PAGE 10, SAID REGISTER'S OFFICE TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

Commonly known as: 1424 Mohawk Trail, Madison, TN 37115

APN #: 06302000400

Being all of that certain property conveyed to KRISTINA ROBINSON, AN UNMARRIED WOMAN from KRISTINA ROBINSON, FORMERLY KNOWN AS KRISTINA COLON, AN UNMARRIED WOMAN, by deed dated 05/18/2011 and recorded 06/06/2011 IN INSTRUMENT NO. 20110606-0042941 of official records.

True Copy Certification

I, Lakeisha Arnold, 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 LaKisha Arnold

State of Ohio

Count of Cuyahoga

Personally appeared before me, Tiffany E. Washington, notary public for this county and state, Lakeisha Arnold 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: Dec. 16, 2016

Notary Seal



