Davidson County DEEDQC
Recvd: 09/15/15 13:13 5 pgs
Fees:27.00 Taxes:0.00
20150915-0093568

Name and Address of New Owner
Sarah Sewell
2613 Lakeland Drive
Nashville, TN 37214

Prepared By: Amanda Kolodynski
On Time Settlement Services
2000 Cliff Mine Road
Park West Two, Suite 210
Pittsburgh, PA 15275
2015080039

Send Tax Notice To:
Sarah Sewell
2613 Lakeland Drive
Nashville, TN 37214

Map: 09512013800

QUIT CLAIM DEED

I/We Jeremy Bruce and Sarah B. Bruce nka Sarah Sewell, divorced, of Davidson County, Tennessee for consideration of ONE DOLLAR AND 00/100 ---------($1.00),cash in hand paid, and other goods and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I/we, Jeremy Bruce and Sarah B. Bruce nka Sarah Sewell, do hereby transfer, convey and quit claim to Sarah Sewell, an unmarried woman, her heirs and assigns, forever, all her rights, title, claim and interest in and to that certain parcel of real estate situate and located in Davidson County Tennessee, and being more particularly described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

Being the same property conveyed to Jeremy Bruce and Sarah B. Bruce, by deed dated October 14, 2014 and recorded October 21, 2014 in Instrument Number 20141021-0096991, Davidson County Records.

The purpose of this conveyance is to remove ex-spouse from title and change grantor's name back to her married name pursuant to Judgment of Divorce filed July 15, 2015 in Docket No. 14D-2318 and is therefore exempt from realty transfer taxes.

WITNESS the hand and seal of the said Grantor this 10th day of Sept, 2015

WITNESS — Jeremy Bruce (SEAL)

WITNESS — Sarah B. Bruce nka Sarah Sewell (SEAL)

STATE OF TENNESSEE
COUNTY OF Wilson

On this the 10th day of Sept, A.D. 2015 before me, a Notary Public, the undersigned officer, personally appeared Jeremy Bruce and Sarah B. Bruce nka Sarah Sewell, known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires: 2/14/19

K D Davis
NOTARY PUBLIC

K. D. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

I hereby swear or affirm that the actual consideration for this transfer is none.

Sarah Sewell

Sworn to and subscribed before me this the 10th day of Sept, 2015

Notary Public

My Commission Expires: 2/4/19

K. D. DAVIS
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows: to-wit:

Land in Davidson County, Tennessee, being Lot No. 5 on the Plan of Martinwood Heights, as of record in Book 2133, Page 63, Register's Office for said County.
Said Lot No. 5 fronts 129.0 feet on the southerly margin of Lakeland Drive and extends back 197.1 feet on the easterly side and 201.7 feet on the westerly side to a line on the rear, measuring 36.0 feet thereon.

Parcel ID No.: 09512013800

True Copy Certification

I, Cynthia L. Shimek, 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.

Cynthia L Shimek
Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me. James R. Wiesner, a notary public for this county and state, Cynthia L. Shimek who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
James R. Wiesner, Notary Public
Findlay Twp., Allegheny County
My Commission Expires Sept. 29, 2017
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

James R. Wiesner
Notary's Signature

My Commission Expires: 9/29/17
Notary' Seal (if on paper)