THIS INSTRUMENT PREPARED BY:
Jennifer Soltz
Curphey & Badger PA
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

Davidson County DEEDQC
Recvd: 10/06/15 12:24 4 pgs
Fees:22.00 Taxes:0.00
20151006-0101744

QUIT CLAIM DEED

Return To:

New Owner(S) Address And Mail Tax Statements To:
Charles Michael Coode & Jana Meece Coode
415 Chesterfield Avenue
Nashville, TN 37212

Property Tax ID #: 104 10 0 105.00
Order #: 00097845

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, CHARLES MICHAEL COODE a married man who acquired title without marital status herein joined by his spouse, JANA MEECE COODE, as Grantors, and CHARLES MICHAEL COODE and JANA MEECE COODE, husband and wife as tenants in common, with right of survivorship, as Grantees, hereby convey all rights, titles and interests that we may have in and to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 104 10 0 105.00

Commonly known as: 415 Chesterfield Avenue, Nashville, TN 37212

Prior Deed recorded 05/02/1986, in DBV: 6845/890; Davidson County Court Clerk's Office.

Witness our hands this the 27 day of August, 2015.

Charles Michael Coode
CHARLES MICHAEL COODE

Jana Meece Coode
JANA MEECE COODE

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by CHARLES MICHAEL COODE and JANA MEECE COODE, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

MICHELLE G. CURTIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires

Witness my hand and official seal this the 27 day of August, 2015.

Michelle G. Curtis
Notary Public
My Commission expires: 11/3/2015

We hereby swear or affirm that to the best of my knowledge, information and belief that actual consideration for the transfer is $0.00.

Charles Michael Coode
CHARLES MICHAEL COODE

Jana Meece Coode
JANA MEECE COODE

MICHELLE G. CURTIS NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.
My Commission Expires

Subscribed and sworn to before me this the 27 day of August, 2015.

Michelle G. Curtis
Notary
My Commission expires: 11-3-2015

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF Tennessee, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE BEING LOT NO. 1 ON THE PLAN OF RESUBDIVISION OF LOT NO. 179, DR. R. W. GRIZZARD'S SUBDIVISION AS OF RECORD IN PLAT BOOK 4715, PAGE 73, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO CHARLES MICHAEL COODE AND MARY P. COODE, AS TENANTS IN COMMON, WITH RIGHT OF SURVIVORSHIP BY DEED RECORDED ON MAY 2, 1986 IN BOOK 6845 PAGE 890.

Parcel ID: 104 10 0 105.00

Commonly known as 415 Chesterfield Avenue, Nashville, TN 37212
However, by showing this address no additional coverage is provided

True Copy Certification

I, Joseph Luis Prado, Jr., do hereby make oath that I am licensed attorney and/or 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

Printed Name: Joseph Luis Prado, Jr.

State of California

County of Orange

Personally appeared before me, T. House a notary public for this county and state, Joseph Luis Prado, Jr., 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: 2-3-19

Notary Seal:

T. HOUSE
Commission # 2096091
Notary Public - California
Los Angeles County
My Comm. Expires Feb 3, 2019