This instrument prepared by:
Leila H. Hansen, Esq.
9041 South Pecos Road #3900
Henderson, NV 89074

Davidson County DEEDQC
Recvd: 11/13/15 09:13 4 pgs
Fees:22.00 Taxes:0.00
20151113-0115321

6814716-
3215209

QUITCLAIM DEED

TITLE OF DOCUMENT

ADDRESS NEW OWNER AS FOLLOWS:	**MAIL TAX STATEMENT TO:**	**MAP PARCEL NUMBERS:**
Michael and Cynthia Cunningham 5986 Pettus Road Antioch, TN 37013	Michael and Cynthia Cunningham 5986 Pettus Road Antioch, TN 37013	Map/Parcel: 18200020600

FOR AND IN CONSIDERATION of ONE AND NO/100 DOLLAR ($1.00), cash in hand paid by the grantee, the receipt and sufficiency of which is hereby acknowledged, **Michael E. Cunningham and Cynthia J. Cunningham, Trustees of the Michael E. Cunningham and Cynthia J. Cunningham Living Trust, dated September 26, 2013 who held title as Trustees of the Michael E. Cunningham and Cynthia J. Cunningham Living Trust, dated September 26, 2013** by these presents do hereby quitclaim and convey unto the said **Michael E. Cunningham and Cynthia J. Cunningham, husband and wife as joint tenants with right of survivorship and not as tenants in common**, Grantees herein, their successors and assigns, all their right, title and interest in and to the following certain real estate in **Davidson** County, **Tennessee**, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

The express purpose of this conveyance is to transfer out of trust.

This is unimproved ( ) property known as 5986 Pettus Road, Antioch, Tennessee 37013
Improved ( )

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness our hand this 7 day of November, 2015, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Michael E. Cunningham, Trustee

Cynthia J. Cunningham, Trustee

ACKNOWLEDGMENT

STATE OF Tennessee)

COUNTY OF Davidson) ss

Personally appeared before me, Claudia Boyett, a Notary Public in and for said County and State, **Michael E. Cunningham, Trustee and Cynthia J. Cunningham, Trustee** the within named bargainor, individual(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/(they) executed the within instrument for the purposes therein contained.

Given under my hand and official seal of office at Antioch, TN this 7 day of November, A.D., 2015.

NOTARY STAMP/SEAL

CLAUDIA BOYETT STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires SEPT. 11, 2017

Claudia Boyett

Claudia Boyett NOTARY PUBLIC

Notary Commission Expires: 9-11-2017

AFFIDAVIT OF VALUE

STATE OF Michigan)

COUNTY OF Wayne)

I, or we, hereby swear or affirm that to the best of affiants knowledge, Information, and belief, the actual consideration or value whichever is greater, for this transfer is $0.00 recordation tax code 67-4-409(a)(4).

Subscribed and sworn to before me this the 10 day of NOV, 2015.

(Affix Seal)

Affiant Shannon M. Dodd, Agent

Notary Public Lori Jacqueline Hill

My Commission Expires: 10-24-2022

LORI JACQUELINE HILL
Notary Public, State of Michigan
County of Wayne
My Commission Expires Oct. 24, 2022
Acting in the County of Wayne

LORI JACQUELINE HILL
Notary Public, State of Michigan
County of Wayne
My Commission Expires Oct. 24, 2022
Acting in the County of

EXHIBIT "A"
LEGAL DESCRIPTION

LAND SITUATED IN THE CITY OF ANTIOCH IN THE COUNTY OF DAVIDSON IN THE STATE OF TN

ALL THAT TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, MORE PARTICULARLY DESCRIBED:

LAND IN DAVIDSON COUNTY, TENNESSEE, AND DESCRIBED ACCORDING TO SURVEY PREPARED BY ALLEN TRUMBRO, RLS NO. 1127, LAND SURVEYING CONSULTANTS, 610 WEST COLLEGE STREET, STE. 145, MURFREESBORO, TN 37130, AS FOLLOWS:

BEGINNING AT AN IRON ROD SITUATED IN THE EASTERLY MARGIN OF PETTUS ROAD, SAID POINT BEING 450 FEET, MORE OR LESS, NORTH OF THE INTERSECTION OF OLD HICKORY BOULEVARD IN THE 31ST COUNCILMATIC DISTRICT OF NASHVILLE, DAVIDSON COUNTY, TENNESSEE.

THENCE, WITH SAID ROAD AND AROUND A CURVE HAVING A CENTRAL ANGLE OF 03 DEG., 14 MIN. 58 SEC, A RADIUS OF 4408.02 FEET, A LENGTH OF 250.00 FEET AND A CHORD WHICH BEARS N 05 DEG., 49 MIN. 41 SEC., W FOR A DISTANCE OF 249.97 FEET TO AN IRON ROD IN THE SOUTHERLY LINE OF THE PROPERTY CONVEYED TO DIANE WOOLFOLK, OF RECORD IN BOOK 11459, PAGE 426, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE;

THENCE, LEAVING SAID ROAD, N 83 DEG., 38 MIN. 22 SEC. E, A DISTANCE OF 435.54 FEET TO AN IRON ROD;

THENCE, S 73 DEG. 00 MIN. 59 SEC. E A DISTANCE OF 491.88 FEET TO AN IRON ROD;

THENCE S 08 DEG. 57 MIN. 43 SEC. E A DISTANCE OF 105.42 FEET TO AN IRON ROD;

THENCE S 61 DEG. 35 MIN. 05 SEC. W A DISTANCE OF 190.00 FEET TO AN IRON ROD;

THENCE S 87 DEG. 57 MIN. 35 SEC. W A DISTANCE OF 252.72 FEET TO AN IRON ROD;

THENCE N 83 DEG. 57 MIN. 06 SEC. W A DISTANCE OF 477.31 FEET TO THE POINT OF BEGINNING AND CONTAINING 5.63 ACRES OF LAND, MORE OR LESS.

Being the same property conveyed to Trustees of the Michael E. Cunningham and Cynthia J. Cunningham Living Trust, dated September 26, 2013 by Deed from Cynthia Cunningham and Michael Cunningham, wife and husband of record in Document No. 20131121-0120073, said Register's Office.

True Copy Certification

I, **John Janeway**, 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 – John Janeway

State of MICHIGAN

County of WAYNE

Personally appeared before me, **Thomas S. Buxton**, a notary public for this county and state, **John Janeway** who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature – Thomas S. Buxton

My Commission Expires: February 4, 2020
Notary' Seal (if on paper)

THOMAS S. BUXTON
Notary Public, State of Michigan
County of Genesee
My Commission Expires Feb. 04, 2020
Acting in the County of WAYNE