Davidson County	DEEDQC
Recvd: 11/20/15 08:10	4 pgs
Fees:22.00 Taxes:0.00	
20151120-0117638	

PREPARED BY:
Compass Land Title
278 Franklin Road, Suite 190
Brentwood, Tennessee 37027

J. Carlton Drumwright
State of Tennessee Notary Public
Williamson County

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value, whichever is greater, for this transfer is $0.00

William Stephen DeMardes
AFFIANT

Subscribed and sworn to before me
this 19th day of November, 2015.

NOTARY PUBLIC
My Commission Expires: 10/2/17

ADDRESS OF NEW OWNER:
William Stephen DeMardes
6637 Upton Lane
Nashville, TN 37209

SEND TAX BILLS TO:
New Owner

Map & Parcel: 10207008500

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Charles Van Currin, Sr. and Charles Van Currin, Jr.,** Grantor, does hereby quitclaim and convey all of the undivided right, title and interest to the hereinafter described property to **William Stephen DeMardes,** Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 55 on the Plan of Charlotte Park, Section 26, of record in Book 3700, Page 91, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description thereof.

Being the same property conveyed to Mary DeMardes, unmarried, from Reginald J. Widick and Deborah B. Widick, by Warranty Deed, of record in Book 6952, Page 631, Register's Office for Davidson County, Tennessee.

Mary Demardes, having died November 1, 2014, her interest in said property passing by intestate succession to her son, William Stephen DeMardes, as to a 50% undivided interest, and to the heirs of her deceased daughter, Mary D. Currin, as to the remaining 50% undivided interest.

Mary D. Currin, having died intestate December 30, 2013, survived by her husband, Charles Van Currin, Sr. and her son, Charles Van Currin, Jr.

This is improved property known as 6637 Upton Lane, Nashville, TN 37209.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 19th day of October, 2015.

Charles Van Currin, Jr.

STATE OF Illinois

COUNTY OF Franklin

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Charles Van Currin, Jr., with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 19th day of October, 2015.

Notary Public

My Commission Expires:

08-28-17

"OFFICIAL SEAL"
NICHOLAS NOROVICH
Notary Public, State of Illinois
My Commission Expires: 8/28/2017

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 13th day of October, 2015.

Charles Van Currin, Sr.

STATE OF MS

COUNTY OF Lowndes

Personally appeared before me, the undersigned, a Notary Public for the State and County the aforesaid, Charles Van Currin, Sr., with whom I am personally acquainted (or who proved to me his identity on the basis of satisfactory evidence), and who, upon oath, acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and seal, at office, this 13th day of October, 2015.

Notary Public

My Commission Expires: September 24, 2019

STATE OF MISSISSIPPI
AMY L. PERKINS
NOTARY PUBLIC
ID No. 71439
My Commission Expires
September 24, 2019
LOWNDES COUNTY

COMPASS
– LAND TITLE –

TRUE COPY CERTIFICATION

I, **J. Carlton Drumwright**, do hereby make oath that I am a licensed attorney and 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.

J. Carlton Drumwright

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Elizabeth Barnes, a notary public for this county and state, **J. Carlton Drumwright**, who acknowledges that this certificate of an electronic document is true and correct and whose signature I have witnessed.

Notary

My Commission Expires: 1/26/19

