Davidson County DEEDQC	
Recvd: 01/19/16 09:29	3 pgs
Fees:17.00 Taxes:0.00	
20160119-0004745	

After Recording Return To:
Mail to: 515-253986
LenderLive Settlement Services, LLC
1044 Main Street, Ste. 700
Kansas City, MO 64105
(816) 221-0881

Prepared: P. DeSantis, Esquire
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300
PREPARER NOT RESPONSIBLE FOR CLOSING

Map & Parcel:
064-16-0D-043.00

QUIT CLAIM DEED

[this deed is being executed to update marital status on title]

New Owner/Property Being Conveyed
Phillip J. Westrick
1740 Stone Hollow Court
Hermitage, TN 37076

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 6 day of January, 2016, between PHILLIP J. WESTRICK, a now married man, who acquired title as unmarried, residing at 1740 Stone Hollow Court, Hermitage, TN 37076 hereinafter referred to as "**Party of the First Part**" and PHILLIP J. WESTRICK, a married man, hereinafter referred to as "**Party of the Second Part.**"

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, does hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

Situated in Davidson County, Tennessee and being further bounded and described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 230 ON THE PLAN OF SECTION ONE, TRUXTON PARK OF RECORD IN INSTRUMENT NO. 20001026-0106272, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

THIS CONVEYANCE IS FURTHER MADE SUBJECT TO ANY AND ALL MATTERS SHOWN ON THE PLAT OF RECORD IN INSTRUMENT NO. 20001026-0106272, AND RESTRICTIONS IN INSTRUMENT NO. 20001030010755 9, INSTRUMENT NO. 20010522-0052910, INSTRUMENT NO. 20010123-0009419, INSTRUMENT NO. 20020506-0055597, INSTRUMENT NO. 20020718-0086907, AND INSTRUMENT NO. 20001011-0100896, ENCUMBRANCES AS MAY BE SHOWN OF RECORD IN THE OFFICE OF THE REGISTER OF DEEDS WHERE THE REAL PROPERTY IS SITUATED.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY AS CONVEYED TO PHILLIP J. WESTRICK, UNMARRIED FROM ANDREW P. GOODMAN AND WIFE, BETHANY M. GOODMAN, BY WARRANTY DEED RECORDED 01/31/2013 AS INSTRUMENT NO. 20130131-0009923 IN THE OFFICIAL RECORDS OF DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 1740 Stone Hollow Court, Hermitage, TN 37076
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

PHILLIP J. WESTRICK

MARTHA J. BAILEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 8, 2017

STATE OF TENNESSEE }

COUNTY OF Davidson }

On this 6th day of January, 2016, before me personally appeared PHILLIP J. WESTRICK to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he executed the same as his free act and deed.

Martha J. Bailey
NOTARY PUBLIC

My Commission Expires: May 8, 2017

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 10.

PHILLIP J. WESTRICK

Subscribed and sworn to before me this 6th day of January, 2016

Martha J. Bailey
NOTARY PUBLIC

My Commission Expires: May 8, 2017

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

MARTHA J. BAILEY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN. My Commission Expires MAY 8, 2017

True Copy Certification

I, Rhonda Hammond, 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.

RHONDA HAMMOND

Signature

Rhonda Hammond

State of Missouri

County of Jackson

Personally appeared before me, ~~[Name of Notary]~~ Theresa A. Ramsey, a notary public for this county and state, Rhonda Hammond who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Theresa A. Ramsey

Notary's Signature

My Commission Expires: 2-19-17

Notary' Seal (if on paper)

THERESA A. RAMSEY
Notary Public - Notary Seal
STATE OF MISSOURI
Clay County
My Commission Expires Feb. 19, 2017
Commission # 13409461