Davidson County DEEDQC
Recvd: 03/11/16 10:22 3 pgs
Fees:17.00 Taxes:0.00
20160311-0023431

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 1st day of March, 2016, by and between **Curtis L. Smith III, a married man,** hereinafter known and referred to as GRANTOR, and **Curtis L. Smith III and Radonna Smith, husband and wife,** as tenants by the entirety, whose tax mailing address is 5201 Iana Renee Court, Hermitage, Tennessee 37076, hereinafter known and referred to as GRANTEES;

W I T N E S S E T H :

For and in consideration of the sum of **$0.00**, cash in hand paid by Grantees to Grantor, the receipt of all of which is hereby acknowledged, the Grantor has bargained, sold, aliened, and conveyed, and do by these presents quitclaims unto the Grantees, as tenants by the entirety, a certain tract of real estate more fully described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 45, on the Plan of the Resubdivision of Lots 42-56 Roxborough, as shown by plat appearing of record in Plat Book 5210, Page 76, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same parcel conveyed to Curtis L. Smith III from Tina Ruth Burgess now known as Tina Burgess Kornguth, by virtue of a Deed Dated 8/15/2012, Recorded 8/17/2012, in Deed as Instrument No. 20120817-0073737 County of Davidson, State of Tennessee.

Assessor's Parcel No: 098-02-0-024-00

This conveyance is exempt from transfer tax under T.C.A 67-4-409(a)(3)(A), as same creates a tenancy by the entirety from one spouse to the other, and therefore, no oath of value is required in accordance with the provisions of T.C.A. 67-4-409(a)(5).

IN TESTIMONY WHEREOF, witness the hand of the Grantor herein, all on this the day and year first above written.

True Copy Certification

I, David Bagwell, 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.

David Bagwell
Signature

State of PA

County of Beaver

Personally appeared before me, Melanie Miller, a notary public for this county and state, David Bagwell, 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: 4/27/2018
Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Melanie Miller, Notary Public
Hopewell Twp., Beaver County
My Commission Expires April 27, 2018
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

Curtis L. Smith III

GRANTOR

STATE OF TENNESSEE)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 1st day of March, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Curtis L. Smith III.

Karen R. Campbell
Notary Public
My Commission Expires: Nov. 6, 2017

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Curtis L. Smith III and Radonna Smith
5201 Iana Renee Court
Hermitage, Tennessee 37076

KAREN R. CAMPBELL
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires November 6, 2017

Property Owner and Address:
Curtis L. Smith III and Radonna Smith
5201 Iana Renee Court
Hermitage, Tennessee 37076

This instrument prepared without title examination by:
John E. Norman, Esq.
333 West Vine Street, Suite 207
Lexington, KY 40507
(859) 252-1690

#20435705