Davidson County DEEDQC
Recvd: 03/16/16 16:22 3 pgs
Fees:17.00 Taxes:0.00
20160316-0025187

THIS INSTRUMENT PREPARED BY:
Broker Title & Escrow, LLC
1404 17th Avenue South
Nashville, TN 37212

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

AFFIANT

Subscribed and sworn to before me this 4th day of March, 2016.

NOTARY PUBLIC
My Commission Expires: 11/5/19

CONNIE TAYLOR STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

Address New Owners as Follows:
Eris F. Dowell & Albert B. Dowell
3616 Huntingboro Trail
Antioch, TN 37013

Send Tax Bills To:
Same

Map-Parcel:
15008O14200

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, **Eris F. Dowell,** Grantor, hereby quitclaim and convey all of their undivided right, title and interest to the hereinafter described property to **Eris P. Dowell & Albert B. Dowell, wife and husband,** Grantees. Said property conveyed herein is described as follows:

Lot 440, PHASE I, SOMERSET , as shown on plat of record in Plat Book 6900, Pages 690 and 691, in the Register's Office, Davidson County, Tennessee, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Eris F. Dowell by Warranty Deed from Terry DeSelms and wife, Jeannie DeSelms, recorded on the 23rd day of February, 2012 in Instrument No. 20120223-0015790, in the Register's Office of Davidson County, Tennessee.

Eris F. Dowell and Eris P. Dowell is the same person

This property is known as: **3616 Huntingboro Trail, Antioch, TN 37013**

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, Borrower's signature is set forth below as of this 4th day of March, 2016.

Eris F. Dowell

Eris F. Dowell

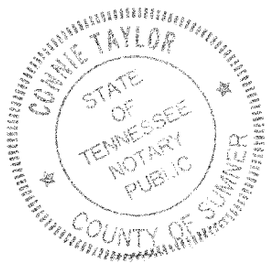
STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named, Eris F. Dowell the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that she executed the within instrument for the purposes therein contained

Witness my hand and official seal this 4th day of March, 2016.

Notary Public_____

My Commission Expires:
11/5/19



TRUE COPY CERTIFICATION

I, Connie Taylor, do hereby make oath that I am 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.

Connie Taylor

STATE OF TENNESSEE

COUNTY OF DAVIDSON

Personally appeared before me, Greg Fairbetter, a notary public for this count and state, Connie Taylor who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My commission expires:

11/06/2017