Davidson County DEEDQC
Recvd: 03/18/16 14:48 4 pgs
Fees:22.00 Taxes:0.00
20160318-0026047

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 12th day of February, 2016, by and between **Jerry R. Lanier and Colista Lanier, husband and wife,** hereinafter known and referred to as **GRANTORS**, and **Jerry R. Lanier and Colista Lanier, husband and wife, and Vara Lanier, an unmarried woman, as joint tenants with right of survivorship,** whose tax mailing address is 742 Ringgold Drive, Nashville, Tennessee 37207, 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, as well as in consideration of the love and affection between Grantors and their son, the Grantors have bargained, sold, aliened, and conveyed, and do by these presents quitclaim unto the Grantees, as joint tenants in fee simple, remainder to the survivor of them and unto his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

All that certain tract or parcel of land in Davidson County, State of Tennessee:

Being Lot No. 161 on the Plan of Haynes Manor, as of record in Book 3600, page 85, Register's Office for said County.

Said Lot No. 161 fronts 61.50 feet on the northwesterly side of Ringgold Drive and runs back 133.3 feet on the Southwesterly line and 132.9 feet on the northeasterly line, to a dead line measuring 78.5 feet thereon.

Being the same parcel conveyed to Jerry R. Lanier and wife, Colista Lanier from Lonnie Haynes and wife, Ann H. Haynes, by virtue of a deed dated 9/10/1968, recorded 11/29/1968, in deed book 4290, page 663, as County of Davidson, State of Tennessee.

Assessor's Parcel No: 059 14 0 191.00

IN TESTIMONY WHEREOF, witness the hand of the Grantors 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

Jerry R. Lanier

Jerry R. Lanier

Colista Lanier

Colista Lanier

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 12th day of February, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Jerry R. Lanier and Colista Lanier.

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

Karen R. Campbell

Notary Public
My Commission Expires: Nov. 6, 2017

IN THIS OATH OF VALUE, I, or we, as Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $0.00, to the best of the Grantors' knowledge, information and belief.

Jerry R. Lanier

Jerry R. Lanier

Colista Lanier

Colista Lanier

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 12th day of February, 2016, the foregoing Oath of Value was produced to me and was sworn to, acknowledged and delivered by Jerry R. Lanier and Colista Lanier.

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

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Jerry R. Lanier, Colista Lanier, Vara Lanier
742 Ringgold Drive
Nashville, Tennessee 37207



Property Owner and Address:
Jerry R. Lanier, Colista Lanier, Vara Lanier
742 Ringgold Drive
Nashville, Tennessee 37207

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