Davidson County DEEDQC
Recvd: 03/18/16 14:55 4 pgs
Fees:22.00 Taxes:0.00
20160318-0026062

QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 9 day of March, 2016, by and between **Justin A. Hawkins, divorced and not remarried, and Brettan M. Hawkins, divorced and not remarried,** hereinafter known and referred to as **GRANTORS**, and **Brettan M. Hawkins, an unmarried woman,** whose tax mailing address is 436 Patina Circle, Nashville, Tennessee 37209, hereinafter known and referred to as **GRANTEE;**

WITNESSETH:

For and in consideration of the sum of **$0.00**, cash in hand paid by Grantee to Grantors, the receipt of all of which is hereby acknowledged, the Grantors have bargained, sold, aliened, and conveyed, and do by these presents quitclaim unto the Grantee, his or her heirs and assigns forever, a certain tract of real estate more fully described as follows:

Land in Davidson County, Tennessee being Lot No. 20 on the Plan of Patina Subdivision, Phase 2, of record in Instrument No. 20080812-0083055, Register's Office for Davidson County, Tennessee, to which Plat reference is hereby made for a more particular description of said property.

Being the same parcel conveyed to Justin A. Hawkins and Brettan M. Hawkins from Patina Development, LLC, a Tennessee Limited Liability Company, by virtue of a Deed Dated 11/25/2013, Recorded 11/27/2013, as Instrument No. 20131127-0121992 County of Davidson, State of Tennessee.

Assessor's Parcel No: 091 14 0B 020.00

This conveyance is exempt from transfer tax under T.C.A 67-4-409(a)(3)(E), as same is pursuant to that divorce decree entered in Davidson County Civil Action No. 15D2289, and therefore, no oath of value is required for this deed in accordance with the provisions of T.C.A. 67-4-409(a)(5).

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

Brettan M. Hawkins

Brettan M. Hawkins

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify ~~that~~ on this 9th day of March, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Brettan M. Hawkins.

Notary Public
My Commission Expires: 12/06/14

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Brettan M. Hawkins
436 Patina Circle
Nashville, Tennessee 37209

Property Owner and Address:
Brettan M. Hawkins
436 Patina Circle
Nashville, Tennessee 37209

Ann Heather Donnell
State of Tennessee Notary Public
Davidson County

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

2040141

Justin A. Hawkins

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 9th day of March, 2016, the foregoing Deed of Conveyance was produced to me and was sworn to, acknowledged and delivered by Justin A. Hawkins

Notary Public
My Commission Expires: 12/06/16

