Davidson County DEEDQC
Recvd: 05/02/16 09:42 4 pgs
Fees:22.00 Taxes:0.00
20160502-0042539

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QUITCLAIM DEED

THIS DEED OF CONVEYANCE made and entered into on this 23rd day of April, 2016, by and between **Larry Eugene Smith and Constance R. Smith, divorced,** hereinafter known and referred to as **GRANTORS**, and **Constance R. Smith, an unmarried woman,** whose tax mailing address is 3653 Chesapeake Drive, Nashville, Tennessee 37207, hereinafter known and referred to as **GRANTEE;**

WITNESSETH:

For and in consideration of the sum of **$20,000.00**, 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. 29 on the Plan of Timberwood Estates, Section 3, of Record in Book 6200, Page 435, of the Register's Office for said County, to which Plan reference is hereby made for a more complete and detailed description of said Lot.

Being the same parcel conveyed to Larry Eugene Smith and Constance R. Smith from Earheart Realty and Construction Co., Inc., by virtue of a Deed dated 11/25/1987, recorded 12/1/1987, in Deed Book 7414, Page 793, as Instrument No. 86540 County of Davidson, State of Tennessee.

Assessor's Parcel No: 050-11-0-154-00

This conveyance is exempt from transfer tax under T.C.A 67-4-409(a)(3)(E), as same is pursuant to decree of divorce entered in Davidson County Court Docket No. 12D3539, 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 this Oath of Consideration, Grantor (s) hereby swear or affirm that the actual consideration for this transfer is $20,000.00, to the best of Grantors' knowledge, information and belief.

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

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

Larry Eugene Smith

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 25 day of February, 2016, the foregoing Deed of Conveyance and Oath of Consideration was produced to me and was sworn to, acknowledged and delivered by Larry Eugene Smith.

Notary Public
My Commission Expires: July 2, 2016

ANNIE S. PRICE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires JULY 2, 2016

Constance R. Smith

Constance R. Smith

STATE OF TENNESSEE)
)
Davidson COUNTY)

The undersigned, a Notary, does certify that on this 23rd day of April, 2016, the foregoing Deed of Conveyance and Oath of Consideration was produced to me and was sworn to, acknowledged and delivered by Constance R. Smith.

Jana Drury

Notary Public
My Commission Expires: 01-29-20

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SU...
My Comm. Expires January 29, 2020

Mail Tax Bills (Person or Agency Responsible for Payment of Taxes):
Constance R. Smith
3653 Chesapeake Drive
Nashville, Tennessee 37207

Property Owner and Address:
Constance R. Smith
3653 Chesapeake 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