Davidson County DEEDQC
Recvd: 05/06/16 08:17 4 pgs
Fees:22.00 Taxes:0.00
20160506-0044846

THIS INSTRUMENT PREPARED BY:
Jennifer Soltz
Curphey & Badger PA
28100 US Highway 19 North, Suite 300
Clearwater, Florida 33761

QUIT CLAIM DEED

Return To:

New Owner(S) Address &
Mail Tax Statements To:
Beverly Woodson & Randy Woodson
811 Stockell Street
Nashville, TN 37207

Property Tax ID#: 082 07 0 078.00
File #: FNTGI-101019085-123716-CJ

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, BEVERLY WOODSON, a/k/a BEVERLY D. WOODSON, a married woman, herein joined by her spouse RANDY WOODSON, as Grantors, hereby convey all rights, titles and interests that we may have in and to the following described real property located in Davidson County, Tennessee, to wit BEVERLY WOODSON and RANDY WOODSON, wife and husband, as Grantees:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 082 07 0 078.00

Commonly Known As: 811 Stockell Street, Nashville, TN 37207

Prior Deed recorded 01/06/2005 as Instrument 200501060002339 Davidson County Court Clerk's Office.

Witness our hands this the 24 day of March, 2016.

Beverly Woodson
BEVERLY WOODSON, a/k/a
BEVERLY D. WOODSON

Randy Woodson
RANDY WOODSON

STATE OF Tennessee
COUNTY OF Davidson

TIFFANY FOWLER-BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2017

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by BEVERLY WOODSON, a/k/a BEVERLY D. WOODSON and RANDY WOODSON, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 24 day of March, 2016.

Tiffany Fowler-Brown, NSA
Notary Public
My Commission expires:
5/8/2017

We hereby swear or affirm that to the best of our knowledge, information and belief that actual consideration for the transfer is $0.00.

Beverly Woodson
BEVERLY WOODSON, a/k/a
BEVERLY D. WOODSON

Randy Woodson
RANDY WOODSON

TIFFANY FOWLER-BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 05-08-2017

Subscribed and sworn to before me this the 24 day of March, 2016.

Tiffany Fowler-Brown, NSA
Notary
My Commission expires: 5/8/2017

No title search was performed on the subject property by the preparer. The preparer of this deed makes neither representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 70, ON THE PLAN OF DR. V.S. LINDSLEY'S ADDITION TO EDGEFIELD, OF RECORD IN BOOK 57, PAGE 25, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 70 FRONTS 50 FEET ON THE EASTERLY SIDE OF STOCKWELL AVENUE FORMERLY VANSINDEREN STREET, AND RUNS BACK BETWEEN PARALLEL LINES 174-14 FEET TO AN ALLEY.

Parcel ID: 082 07 0 078.00

Commonly known as 811 Stockell Street, Nashville, TN 37207
However, by showing this address no additional coverage is provided

BEING THE SAME PROPERTY CONVEYED TO **BEVERLY D. WOODSON** BY DEED RECORDED ON **January 6, 2005** IN **Instrument: 200501060002339**

True Copy Certification

I, Jessica Allen, 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 executed and authenticated according to law.

Signature

State of California

County of Orange

Personally appeared before me Alfonso Sanchez Jr. , a notary public for this county and state, Jessica Allen 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: Jun 28, 2017
Notary' Seal (if on paper)

ALFONSO SANCHEZ JR.
Commission # 2031412
Notary Public - California
Orange County
My Comm. Expires Jun 28, 2017