Davidson County DEEDQC
Recvd: 05/16/16 08:24 5 pgs
Fees:27.00 Taxes:0.00
20160516-0048184

AFTER RECORDING RETURN TO:
GODEEDS, INC.
ATTN: LEGALZOOM DEPT.
8940 MAIN STREET
CLARENCE, NY 14031
File No. 515486872-41363122

This document prepared by:
JOHN O. WINDSOR, ESQ.
1775 LELIA DRIVE SUITE E (2ND FLOOR)
JACKSON, MS 39216
866-333-3081

Tax ID No.: MAP: 53-16 PARCEL: 110.00

QUIT CLAIM DEED

THIS DEED made and entered into on this 26th day of April, 2016, by and between **CHARLES K. DONOHO AND JOYCE A. DONOHO, HUSBAND AND WIFE**, a mailing address of 115 GAILE DRIVE, LAKEWOOD, TN 37138, hereinafter referred to as Grantor(s) and **JENNIFER S. VARGAS, AN UNMARRIED WOMAN**, a mailing address of 115 GAILE DRIVE, LAKEWOOD, TN 37138, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ZERO and NO/100 ($0.00) DOLLAR, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in DAVIDSON County, TENNESSEE:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 104 GAILE DRIVE, LAKEWOOD, TN 37138

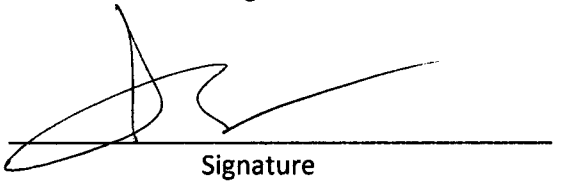
SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

Being the same property conveyed to the Grantor(s) in a prior Deed recorded under DOCUMENT NUMBER: 20020722-0087499, recorded on 07/22/2002 in DAVIDSON County, TENNESSEE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

TRUE COPY CERTIFICATION

I, Frank Dec, do hereby make oath that I am a licensed attorney and/or 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.

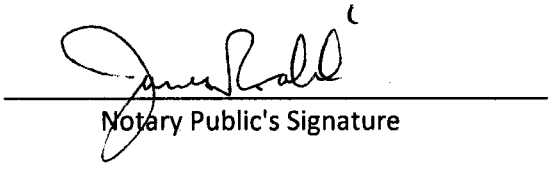


Signature

STATE OF NEW YORK

COUNTY OF ERIE

Personally appeared before me, JIM ROALDI, a notary public for this country and state, FRANK DEC, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed.



Notary Public's Signature

My Commission Expires 6/6/17

Notary's Seal

JAMES ROALDI
Notary Public, State of New York
Qualified in Erie County
Commission Expires June 06, 2017

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IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Charles K Donoho
CHARLES K. DONOHO

Joyce A. Donoho
JOYCE A. DONOHO

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned notary public of the aforesaid County and State, CHARLES K. DONOHO AND JOYCE A. DONOHO, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand, at offices, the 26 day of April, 2016

Barbara Boyd
Notary Public
My Commission expires: Jan 9, 2018

BARBARA BOYD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of knowledge, information, and belief of the Affiant, that the actual consideration for this transfer is $0.00.

Jennifer S. Vargas

JENNIFER S. VARGAS

STATE OF Tennessee
COUNTY OF Davidson

Sworn to before me this 26 day of April, 2016.

Barbara Boyd

Notary Public
My Commission Expires: Jan 9, 2018

Name and address for person(s) responsible for taxes:

JENNIFER S. VARGAS
115 GAILE DRIVE
LAKEWOOD, TN 37138

Name and address of property owner:

JENNIFER S. VARGAS
115 GAILE DRIVE
LAKEWOOD, TN 37138

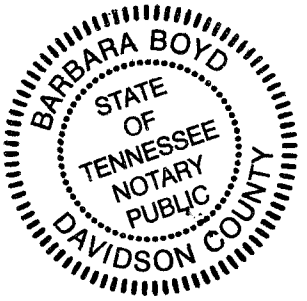


EXHIBIT A
LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED PROPERTY, TO WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 16 ON THE PLAN OF POLLY ACRES SUBDIVISION IN THE CITY OF LAKEWOOD, AS OF RECORD IN BOOK 3700, PAGE 57, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 16 FRONTS 100 FEET ON THE WESTERLY MARGIN OF GAYLE DRIVE AND RUNS BACK BETWEEN PARALLEL LINES MEASURING 150 FEET ON THE NORTHERLY LINE AND 150 FEET ON THE SOUTHERLY LINE TO A LINE IN THE REAR 100 FEET THEREON.

APN: MAP: 53-16 PARCEL: 110.00

PROPERTY COMMONLY KNOWN AS: 104 GAILE DRIVE, LAKEWOOD, TN 37138