Davidson County DEEDQC
Recvd: 06/10/16 14:54 4 pgs
Fees:22.00 Taxes:0.00
20160610-0059132

This instrument prepared by Vidmar & Hardesty, Ltd., John Vidmar (TN Bar#032525), 1971 West Fifth Avenue, Suite 4, Columbus, Ohio 43212

Order Number: PW-16-8338

QUIT-CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that the Grantor(s) **Evan D. Huntington, a single man,** for Ten Dollars ($10.00) and other valuable consideration paid, does hereby bargain, sell, remise, release, quit claim, and convey unto the Grantee(s), **Evan D. Huntington, a single man, and April M. Wilson, a single woman,** as joint tenants with rights of survivorship, whose address is ~~910 Rachels Place, Hermitage, Tennessee 37076~~, the following described real property located in the County of Davidson, State of Tennessee and further described as follows: * 1093 Franklin Dr., Greenbrier, TN 37073

Being Lot Number 76-A on the plan of Zone Lot Division, Lots No. 49,50,51,52,53,54,55,56,57,58,59,60,61,62,64,65,67,68,69,71,72,73,75,76,77 and 79, Rachel's Square, Section Two, of record in Plat Book 6250 at Pages 538 thru 543, amending Plat Book 5200, Pages 623 thru 625, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description.

Be the same more or less, but subject to all legal highways.

Subject to Restrictions, dedications, conditions, reservations, easements and other matters shown on the plat of Rachel's Square, Section Two, as recorded in plat Book 5200, Pages 623-625, Plat Book 6231, Pages 64 and 66, Plat Book 6250, Pages 538-543 and Plat Book 6455, Page 135, Register's Office of Davidson County, Tennessee.

Subject to Declaration of Covenants, Conditions and Restrictions recorded in Book 6519, Page 512, Book 6619, Page 777 and Book 8030, Pages 757, Register's Office of Davidson County, Tennessee.

Subject to Terms and provisions of By-Laws of Rachel's Square Homeowner's Association recorded in Book 6619, Page 782, Register's Office of Davidson County, Tennessee.

Subject to Charter of Rachel's Square Homeowners Association recored in Book 6444, page 413 and Book 6682, Page 576, Register's Office of Davidson County, Tennessee.

Subject to all other easements and restrictions of record, zoning ordinances, real estate taxes and assessments, if any, prorated to the date of this deed.

County Parcel number: 75-11-154

Street address of property: 910 Rachels Place, Hermitage, Tennessee 37076

Prior Instrument Reference by which Grantor(s) acquired title: Instrument Number 20060705-0080015 in the Recorder's Office, Davidson County, Tennessee.

Mail Tax Statements to: Evan D. Huntington and April M. Wilson, ~~910 Rachels Place, Hermitage, Tennessee 37076~~ 1093 Franklin Dr., Greenbrier, TN 37073

Signed this 27 day of May, 2016.

Signature of Grantor:

Evan D Huntington

Evan D. Huntington

STATE OF TENNESSEE, COUNTY OF Davidson, SS:

BE IT REMEMBERED That on this 27th day of May, 2016 before me, the subscriber, a Notary Public in and for said state, duly commissioned and qualified, personally came Evan D. Huntington, known to me, or proved to me on the basis of satisfactory evidence, to be the Grantor(s) in the foregoing deed, and acknowledged by the signing thereof to be his free and voluntary act and deed.

In testimony whereof, I have hereunto subscribed my name and affixed my official seal on the day and year last aforesaid.

Notary Public Exp: 03-03-2020

MATTINE Y. BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

Property Address: 910 Rachels Place, Hermitage, Tennessee 37076
Tax Parcel: 75-11-154

Oath of Consideration

I or we, Evan D. Huntington and April M. Wilson, the Affiant(s), herby swear or affirm that to the best of my/our knowledge, information and belief, that the actual consideration for this transfer is $ Ø.

Signed this 27 day of May, 2016.

Signatures of Affiant(s):

Evan Huntington. Evan D. Huntington
April M. Wilson April M. Wilson

Sworn and subscribed before me this 27th day of May, 2016

Notary Public

MATTINE Y. BUCHANAN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

True Copy Certification

I, Millard S. Rubenstein, 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.

Signature

State of Maryland

County of Baltimore

Personally appeared before me, Jeremy Kaufman, a notary public for this county and state, Millard S. Rubenstein who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

JEREMY KAUFMAN NOTARY PUBLIC BALTIMORE CITY, MD.

My Commission Expires: 04-08-2017

Notary' Seal (if on paper)