Davidson County DEEDQC
Recvd: 07/27/16 12:13 6 pgs
Fees:32.00 Taxes:0.00
20160727-0077322

THIS INSTRUMENT PREPARED BY:
Jennifer Soltz
Curphey & Badger PA
25400 US Highway 19 North, Suite 236
Clearwater, Florida 33763

QUIT CLAIM DEED

Return To:

New Owner(S) Address &
Mail Tax Statements To:
Donald A. Bukovi Jr.
7850 Heaton Way
Nashville, TN 37211

Property Tax ID#: 173 09 0A 346.00
File #: FNTGI-101156732-132335-CJ

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, DONALD A. BUKOVI JR. a married man who acquired title as single herein joined by his spouse MELISSA A. BUKOVI, as Grantors, hereby convey all rights, titles and interests that we may have in to DONALD A. BUKOVI JR. a married man, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 173 09 0A 346.00
Property Address: 7850 Heaton Way, Nashville, TN 37211

Prior Deed recorded 09/24/2013 in Instrument 20130924-0100234, Davidson County Court Clerk's Office.

Witness our hands this the 12 day of July, 2016.

Don Bukovi

DONALD A. BUKOVI JR.

MELISSA A. BUKOVI

STATE OF TN. }

COUNTY OF Davidson }

EDDIE N. MORTHEL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by DONALD A. BUKOVI JR. and MELISSA A. BUKOVI, 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 12 day of July, 2016.

Eddie N. Morthel

Notary Public

My Commission expires: 9-28-2016

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

EDDIE N. MORTHEL STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

Don Bukovi

DONALD A. BUKOVI JR.

MELISSA A. BUKOVI

Subscribed and sworn to before me this the 12 day of July, 2016.

Eddie N. Morthel

Notary

My Commission expires: 9-28-2016

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.

Witness our hands this the 12 day of July, 2016.

DONALD A. BUKOVI JR.

Melissa A. Bukovi

MELISSA A. BUKOVI

STATE OF Tenn }

COUNTY OF Gibson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by DONALD A. BUKOVI JR. and MELISSA A. BUKOVI, 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.

ANGELA GAIL BURTON STATE OF TENNESSEE NOTARY PUBLIC GIBSON COUNTY

Witness my hand and official seal this the 12 day of July, 2016.

Angela Gail Burton

Notary Public

My Commission expires: July 18, 2018

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

DONALD A. BUKOVI JR.

Melissa A. Bukovi

MELISSA A. BUKOVI

ANGELA GAIL BURTON STATE OF TENNESSEE NOTARY PUBLIC GIBSON COUNTY

Subscribed and sworn to before me this the 12 day of July, 2016.

Angela Gail Burton

Notary

My Commission expires: July 18, 2018

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. 353 ON THE PLAN OF RESUBDIVISION OF LOTS 220 & 351 THROUGH 355, PHASE FOUR, LENOX VILLAGE, OF RECORD IN INSTRUMENT NO. 20050113-0004928, AS CORRECTED IN INSTRUMENT NO. 20050203-0012996, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

PARCEL ID: 173 09 0A 346.00

COMMONLY KNOWN AS 7850 HEATON WAY, NASHVILLE, TN 37211

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. 353 ON THE PLAN OF RESUBDIVISION OF LOTS 220 & 351 THROUGH 355, PHASE FOUR, LENOX VILLAGE, OF RECORD IN INSTRUMENT NO. 20050113-0004928, AS CORRECTED IN INSTRUMENT NO. 20050203-0012996, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION OF THE PROPERTY.

Parcel ID: 173 09 0A 346.00

Commonly known as 7850 Heaton Way, Nashville, TN 37211
However, by showing this address no additional coverage is provided

BEING THE SAME PROPERTY CONVEYED TO **DONALD A. BUKOVI JR.** BY DEED RECORDED ON **September 24, 2013** IN **Instrument: 20130924-0100234**.

True Copy Certification

I, Joseph Luis Prado, Jr., do hereby make oath that I am 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

Printed Name: Joseph Luis Prado, Jr.

State of California

County of Orange

Personally appeared before me, T. House a notary public for this county and state, Joseph Luis Prado, Jr., 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: 2-3-19

Notary Seal:

T. HOUSE
Commission # 2096091
Notary Public - California
Los Angeles County
My Comm. Expires Feb 3, 2019