THIS INSTRUMENT PREPARED BY:
Violet Musgrave
Mortgage Connect, LP
260 Airside Drive
Moon Township, PA 15108

Davidson County	DEEDQC
Recvd: 08/02/16 10:37	4 pgs
Fees:22.00 Taxes:0.00	
20160802-0079569	

Quit Claim Deed

File No: 790129

THIS INDENTURE, made and entered into this 22 day of July, 2016, by and between Alan K. Shacklett, a married man, who aquired title as single, party of the first part, Alan K. Shacklett and Rosharon V. Shacklett, husband and wife as joint tenants and party of the second part,

BEING the same premises which Barbara W. Earl and husband, Clifford Earl in deed dated 2/22/02 and recorded 2/26/02 in the DAVIDSON County Recorder's Office in Deed Instrument # 20020226-0024205, granted and conveyed to Alan K. Shacklett, a single man, the Grantors herein.

WITNESSETH: That for and in consideration of Ten and No/100 Dollars ($$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in County of DAVIDSON, State of Tennessee, to wit:

See Exhibit A attached hereto and made a part hereof

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

And the said party of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforedescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

ALAN K SHACKLETT & Rosharon V Shacklett
OWNERS OF PROPERTY & TAX BILLS MAILED TO: 2417 RIDGELAND DRIVE,
NASHVILLE TN, 37214

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

Alan K Shacklett

Alan K Shacklett

STATE OF TENNESSEE

COUNTY OF Davidson

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Alan K. Shacklett

_____ to me known to be the person __ described in and who executed the foregoing instrument, and acknowledged that __ he __ executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 22 day of July, 2016.

Carol DiGiore

Notary Public

My commission expires: 7-2-18

I, or we, hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer ~~or value of the property transferred, whichever is greater~~ is, $ $10.00, ~~which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.~~ TRANSFER BETWEEN HUSBAND AND WIFE - TVA EXEMPT

Alan K Shacklett

Affiant

Subscribed and sworn to before me this 22 day of July, 2016

Carol DiGiore Notary Public

My Commission Expires 7-2-18

PROPERTY ADDRESS: 2417 RIDGELAND Drive NASHVILLE TN 37214

Exhibit A
Legal Description

LAND in Davidson County, Tennessee, Being Lot No. 231, on the Plan of Sunset View, Section II, of record in Book 2663, page 52, 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 property as conveyed from Barbara W. Earl and husband, Clifford Earl to Alan K. Shacklett, a single man as set forth in Deed Instrument #20020226-0024205 dated 02/22/2002, recorded 02/26/2002, DAVIDSON County, TENNESSEE.

07312003300

True Copy Certification

I, SUZANNE RAFLA, 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 this this is a true and correct copy of the original document executed and authenticated according to law.

Suzanne Rafla
SUZANNE RAFLA

STATE OF PENNSYLVANIA
COUNTY OF Allegheny

Before me Mark J Appugliese, the undersigned officer, personally

Appeared Suzanne Rafla, known to me (or satisfactorily proven) to be

The person whose name is subscribed to the within instrument, and

acknowledged that she (he/she/they) executed the same for the purposes

therein contained.

In witness whereof, I hereunto set my hand and official seal.

Mark J Appugliese
Notary Public
Printed Name: Mark J Appugliese
My Commission Expires:
5/17/19

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Mark J. Appugliese, Notary Public
Wilmington Twp., Mercer County
My Commission Expires May 17, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES