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

Davidson County DEEDQC
Recvd: 08/04/16 11:59 4 pgs
Fees:22.00 Taxes:0.00
20160804-0080872

QUIT CLAIM DEED

Return To:
Stewart
500 North Broadway 9th Floor
St. Louis, MO 63102

New Owner(S) Address And Mail Tax Statements To:
Sandra K. Vandercook & Joshua Pearson
4412 Stoneview Drive
Antioch, TN 37013

Property Tax ID#: 165130A08300CO
File #: 1600607088

For and in consideration of Zero and 00/100 Dollars ($0.00) and NO other good or valuable consideration, I, SANDRA K. VANDERCOOK, unmarried, as Grantor, hereby convey all rights, titles and interests that we may have in the property, to SANDRA K. VANDERCOOK, unmarried, and JOSHUA PEARSON, unmarried, as joint tenants, as Grantees, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 165130A08300CO

Commonly Known As: 4412 Stoneview Drive, Antioch, TN 37130

Prior Deed recorded 08/04/2000 as Instrument 200008040077557, Davidson County Court Clerk's Office.

Witness my hand this the 26 day of July, 2016.

Sandra K Vandercook
SANDRA K. VANDERCOOK

CAROL DIGIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2018

STATE OF Tennessee }
COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, by SANDRA K. VANDERCOOK, the Grantor, with whom I am personally acquainted (or who has proven to me on the basis of satisfactory evidence), and who has acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 26 day of July, 2016.

Carol DiGiore
Notary Public
My Commission expires: 7-2-18

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

Sandra K Vandercook
SANDRA K. VANDERCOOK

Subscribed and sworn to before me this the 26 day of July, 2016.

Carol DiGiore
Notary
My Commission expires: 7-2-18

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.

CAROL DIGIORE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-2-2018

EXHIBIT A

LEGAL DESCRIPTION:

SITUATED IN COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY TENNESSEE BEING LOT NO. 505 ON THE PLAN OF PEPPERTREE FOREST SECTION 8, P.U.D OF RECORD IN PLAT BOOK 7900 PAGE 952 REGISTER'S OFFICE FOR SAID COUNTY TO WHICH REFERENCE IS MADE FOR A MORE COMPLETE DESCRIPTION LEGAL PROJECT NAME - PEPPERTREE FOREST

BEING THAT PARCEL OF LAND CONVEYED OR ASSIGNED TO SANDRA K. VANDERCOOK FROM RODGER A. VANDERCOOK BY DATED 07/25/2000 AND RECORDED 08/04/2000 IN DEED INSTRUMENT 200008040077557 OF THE DAVIDSON COUNTY, TENNESSEE PUBLIC REGISTRY.

PARCEL NO. 165130A08300CO

LOAN #: 261440215

ORDER #: 1600607088

True Copy Certification

I, CHERI HACKETHAL, 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.

Cheri Hackethal
Signature

CHERI HACKETHAL

State of MISSOURI

County of CITY OF ST LOUIS

Personally appeared before me, Brandon Williams, a notary public for this county and state, Cheri Hackethal who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Brandon Williams
Notary's Signature

BRANDON WILLIAMS

My Commission Expires: 12/5/2017
Notary' Seal (if on paper)

BRANDON WILLIAMS
Notary Public - Notary Seal
State of Missouri
Commissioned for St. Louis City
My Commission Expires: Dec. 5, 2017
13077824