Davidson County	DEEDQC
Recvd: 09/27/16 11:35	4 pgs
Fees:22.00 Taxes:0.00	
20160927-0101785	

Commitment Number: 16NL23065
16WR33540

After Recording, Return To:
~~Nations Lending Services~~ WWR
9801 Legler Road
Lenexa, KS 66219

This instrument prepared by:
Jay A. Rosenberg, Esq., Member Tennessee Bar, Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

New Property Owner/Mail Tax Statements To:
JARETT R. COLLINS and **CELESTE COLLINS**, 1909 SHAYLIN LOOP, ANTIOCH, TN 37013

EXEMPT: Quitclaim deed given for no monetary consideration Section 67-4-409(A)(4)

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER 173050A27400CO

QUITCLAIM DEED

JARETT R. COLLINS, married to CELESTE COLLINS, hereinafter grantor, whose tax-mailing address is **1909 SHAYLIN LOOP, ANTIOCH, TN 37013**, for $0.00 (Zero Dollar and Zero Cents) in consideration paid, grants and quitclaims to **JARETT R. COLLINS** and **CELESTE COLLINS, HUSBAND AND WIFE AS TENANTS BY THE ENTIRETY**, hereinafter grantees, whose tax mailing address is **1909 SHAYLIN LOOP, ANTIOCH, TN 37013**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATED IN THE COUNTY OF DAVIDSON AND STATE OF TENNESSEE, TO WIT: BEING ALL OF LOT NO. 274 ON THE PLAN OF BARNES CROSSING, A PLANNED UNIT DEVELOPMENT, AS SHOWN ON EXHIBIT A, OF THE MASTER DEED OF RECORD AS INSTRUMENT NO. 20050721-0084791, RE-RECORDED AS INSTRUMENT NO. 20050805-0092480, AND AMENDED AS INSTRUMENT NO. 20051114-0136938, OF SAID REGISTER'S OFFICE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE

COMPLETE DESCRIPTION OF SAID PROPERTY. SUBJECT TO ALL EASEMENTS, RESERVATIONS, COVENANTS, CONDITIONS, AGREEMENTS OF RECORD, IF ANY.

BEING THE SAME PROPERTY CONVEYED TO JARETT R. COLLINS, UNMARRIED BY WARRANTY DEED FROM DEBORAH LEE, UNMARRIED WOMAN AS RECORDED 10/28/2009 AS DOCUMENT 20091028-0099622.

Commonly Known As: 1909 SHAYLIN LOOP, ANTIOCH, TN 37013

TAX ID: 173050A27400CO

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

DERIVATION CLAUSE

The instrument constituting the Grantor's source of title in the property described herein was a WARRANTY DEED FROM DEBORAH LEE, UNMARRIED WOMAN AS RECORDED 10/28/2009 AS DOCUMENT 20091028-0099622 in the Register's Office of Davidson County, Tennessee.

Parcel ID: 173050A27400CO

Executed by the undersigned on Sept 21, 2016:

Jarett R. Collins

JARETT R. COLLINS

GAIL L. FARLEY
STATE OF TENNESSEE NOTARY PUBLIC
WILSON COUNTY

STATE OF TN
COUNTY OF Davidson

The foregoing instrument was acknowledged before me on Sept 21, 2016 by **JARETT R. COLLINS** who is personally known to me or has produced DL as identification, and furthermore, the aforementioned person has acknowledged that his signature was his free and voluntary act for the purposes set forth in this instrument.

Gail L. Farley
Notary Public

My comm ex Aug 1, 2017

STATE OF KANSAS
COUNTY OF JOHNSON

The actual consideration for this transfer is $0.00.

Affiant Paul Wilk

Subscribed and sworn to before me, this the 26 Day of September 2016.

Notary

JUSTIN FOSTER
Notary Public
State of Kansas
My Commission Expires 3/14/2020

TRUE COPY CERTIFICATION

I, Sherry A. Simon, 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.

Sherry A. Simon

Signature

State of Kansas

County of Johnson

Personally appeared before me, Justin Caddel, a notary public for this county and state, Sherry A. Simon, who acknowledges that this certification of an electronic document is true and correct and who signature I have witnessed.

Justin Caddel

Notary's Signature

My Commission Expires: 9/30/2019

JUSTIN CADDEL
Notary Public, State of Kansas
My Appointment Expires
9/30/2019

Notary's Seal (if on paper)