This Instrument Prepared By:
Express Legal Dox, LLC
c/o Antonio G. Martin, Esq.
11100 66th Street Suite 28
Largo, FL 33773

Davidson County DEEDQC
Recvd: 12/09/16 15:49 6 pgs
Fees:32.00 Taxes:0.00
20161209-0129604

QUIT CLAIM DEED

Exempt pursuant to TCA 67-4-409(a)(3)(A)

Return To:
Carrington Title Services, LLC
6100 Tennyson Parkway, Suite 100
Plano, TX 75024

Mail Tax Statements To:
Mortgage Bridge Solutions, LLC
1610 E. St. Andrew Place #B150
Santa Ana, CA 92705

Property Tax ID#: 053 090 0B 075.00
Ref.#: 7000063841T

For and in consideration of ZERO and 00/100 ($0.00) DOLLARS, and other good and valuable consideration, receipt of which is hereby acknowledged, CARRINGTON MORTGAGE SERVICES, LLC, as Grantor, do hereby quitclaim and convey unto MORTGAGE BRIDGE SOLUTIONS, LLC, as Grantee, all right, title and interest that they may have in and to the following described real property located in Davidson County, Tennessee, and described as follows:

Grantee Address: 1610 E St. Andrew Place #B150, Santa Ana, CA 92705

SEE COMPLETE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Property Address: 1920 Grants Pass, Madison, TN 37115

Being the same property conveyed from Kimberly Renee Clark a/k/a Kimberly Renee Clark-Carney, the Grantor(s), to Carrington Mortgage Services, LLC, the Grantee(s) by virtue of Deed dated 12/28/2015, and recorded 05/18/2016, in Instrument No. 20160518-0049514, among the Land Records of Davidson County, Tennessee.

In witness whereof, this Grantors have hereunto set a hand and seal on this the date first above written.

CARRINGTON MORTGAGE SERVICES, LLC

By: _____ 11/22/2016 **Title:** Scott Hazen REO Manager

Scott Hazen

Printed Name: REO Manager

STATE OF _____}

COUNTY OF_____}

See Attached

On this ____ day of _____, 20____, before me, personally appeared _____ who is a/the _____ of CARRINGTON MORTGAGE SERVICES, LLC, on behalf of said company, to me known to be the person described in and who executed the foregoing instrument on behalf of said company, and who acknowledged the execution of same to be the free act and deed of said company.

IN WITNESS WHEREOF, I have hereunto set my hand and notarial seal.

_____

Notary Public

My Commission Expires: _____

I, or we, hereby swear or affirm that there was no consideration for this transfer and that there is no transfer tax due under TCA 67-4-409(a)(3)(A).

_____ 11/22/2016

Affiant

See Attached

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

_____

Notary Public

My Commission Expires: _____

Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax:

Mortgage Bridge Solutions, LLC

1610 E. St. Andrew Place #B150

Santa Ana, CA 92705

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 Grantor/Grantee and /or their agents; no boundary survey was made at the time of this conveyance.

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange)

On November 22, 2016 before me, Marisela Jacqueline Islas Notary Public
(insert name and title of the officer)

personally appeared Scott Hazen,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

MARISELA JACQUELINE ISLAS
Commission # 2032028
Notary Public - California
Orange County
My Comm. Expires Jul 1, 2017

Signature _____ (Seal)

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Orange

Subscribed and sworn to (or affirmed) before me on this 22 day of November, 2016, by Scott Hazen,
proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

(Seal) Signature

MARISELA JACQUELINE ISLAS
Commission # 2032028
Notary Public - California
Orange County
My Comm. Expires Jul 1, 2017

EXHIBIT "A"

BEING LOT NO. 52 ON THE PLAN OF CUMBERLAND STATION AT WILSON CAMP, SECTION THREE, AS OF RECORD IN INSTRUMENT NO. 20031006-0146888, REGISTER'S OFFICE FOR DAVIDSON, COUNTY, TENNESSEE, TO WHICH SAID PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND ACCURATE LEGAL DESCRIPTION THEREOF.

Property Address:
1920 GRANTS PASS
MADISON, TN 37115

Tax ID: 053 090 0B 075.00

True Copy Certification

I, Carroll Owen, 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.

Carroll Owen
Signature

State of TEXAS

County of COLLIN

Personally appeared before me, LISA HANUS a notary public for this county and state, Carroll Owen who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Lisa Hanus
Notary's Signature

My Commission Expires: 05-14-2019
Notary' Seal (if on paper)

LISA HANUS
Notary Public, State of Texas
Comm. Expires 05-14-2019
Notary ID 130227422