QUITCLAIM DEED

Davidson County DEEDQC
Recvd: 12/12/16 08:32 2 pgs
Fees:12.00 Taxes:0.00
20161212-0129636

STATE OF Tennessee
COUNTY OF Williamson
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER FOR THIS TRANSFER IS $0.00

AFFIANT

SUBSCRIBED AND SWORN TO ME ON THE 6th DAY OF Dec, 2016.

NOTARY PUBLIC

MY COMMISSION EXPIRES

JIM R. VANDERPOOL NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY COMMISSION EXPIRES 05-15-2020

THIS INSTRUMENT PREPARED BY
Jim R. Vanderpool, P.C., 256 Seaboard Lane, G-104, Franklin, TN 37067
file # 13-P5628 CICINELLI

ADDRESS OF NEW OWNER	SEND TAX BILLS TO	MAP-PARCEL
Ann-Marie Cicinelli	Same	061-02-0-101.00
4413 Gra Mar Drive		
Nashville, TN 37216		

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATION, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE,

PETER J. TESELDKY

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY ALL OF OUR INTEREST UNTO:

ANN-MARIE CICINELLI

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT:

SEE EXHIBIT "A"

This is Improved property known as 4413 Gra Mar Drive, Nashville, TN 37216

Witness my hand on this 19 day of Nov, 2016

PETER J. TESELDKY

STATE OF TENNESSEE
COUNTY OF ~~WILLIAMSON~~ Davidson

Personally appeared before me, the undersigned, a Notary Public, in and for said County and State, the within named **PETER J. TESELDKY** the bargainor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that **PETER J. TESELDKY** executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville (city), Tennessee (state), this 19th day of November, 2016

Notary Public Tracy L. Umeda

My Commission Expires: July 5, 2019

TRACY L. UMEDA STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

13-P5628 CICINELLI

EXHIBIT A - LEGAL DESCRIPTION

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT 7, SECTION 4, GRA-MAR ACRES, AS SHOWN ON PLAT OF RECORD IN PLAT BOOK 2330, PAGE 8, IN THE REGISTER'S OFFICE, DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

BEING THE SAME PROPERTY CONVEYED TO ANN-MARIE CICINELLI AND PETER J. TESELDKY BY QUITCLAIM DEED FROM ANN-MARIE CICINELLI OF RECORD IN INSTRUMENT # 20130726-0077814, REGISTERS OFFICE FOR DAVIDSON COUNTY TENNESSEE.

THIS CONVEYANCE IS SUBJECT TO THE MATTERS SET FORTH BELOW, IF ANY, AS WELL AS ANY AND ALL ZONING REGULATIONS, BUILDING RESTRICTIONS, SETBACK LINES, CONDITIONS, COVENANTS, AND RESTRICTIONS (AS MAY BE AMENDED OR SUPPLEMENTED), ALL EASEMENTS, UTILITY EASEMENTS OR RIGHTS OF WAYS FOR PUBLIC UTILITIES THAT APPEAR IN THE APPROPRIATE PUBLIC RECORD.

Certificate of Authenticity

I, Chad I. Pearman, do hereby make oath that I am a licensed attorney and/or custodian of the electronic version of the attached document executed and authenticated according to the law.

Chad I. Pearman

State of Tennessee
County of Williamson

Personally appeared before me, Jim R. Vanderpool, a notary public for this county and state, Chad I. Pearman, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed

Notary

JIM R. VANDERPOOL
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY
MY COMMISSION EXPIRES 03-15-2020