After Recording Return to:
American Premier

2530 Red Hill Ave, Suite 110
Santa Ana, CA 92705

Prepared: P. DeSantis, Esquire
235 West Brandon Blvd., #191
Brandon, Florida 33511
(866) 755-6300
PREPARER NOT RESPONSIBLE FOR CLOSING

Davidson County DEEDQC
Recvd: 12/22/16 10:44 3 pgs
Fees:17.00 Taxes:0.00
20161222-0134691

Map & Parcel:
182000022.00

APLS1069325

QUITCLAIM DEED

{Exempt from Taxation Pursuant to T. C. A § 67-4-409 (3) (A) (i)}
[this deed is being executed to remove spouse from title]

New Owner/ Property Being Conveyed
Carl A. Harris
6019 Cane Ridge Road
Antioch, TN 37013

Send Tax Bills To:
New Owner

Mail Tax Statement To:
New Owner

THIS INDENTURE, made this 5TH day of December, 2016, between CARL A. HARRIS and DIANE E. HARRIS, husband and wife, residing at 6019 Cane Ridge Road, Antioch, Tennessee 37013, collectively hereinafter referred to as "**Party of the First Part**" and CARL A. HARRIS, a married man, hereinafter referred to as "**Party of the Second Part.**"

WITNESSETH

That the said Party of the First Part, for and in consideration of the sum of Ten Dollars ($10.00) and no other good and valuable consideration in hand paid by the said Party of the Second Part, the receipt of which is hereby acknowledged, has bargained, sold, remised, released and QUIT-CLAIMED, and, do hereby bargain, sell remise, release and QUIT-CLAIM unto the said Party of the Second Part, the following described premises, to wit:

Situated in the Davidson County, Tennessee and being further bounded and described as follows:

BEGINNING AT A POINT IN THE CENTER LINE OF CANE RIDGE ROAD, SAID POINT BEING AT THE NORTHEAST CORNER OF THE WILLIAM E. O'NEAL TRACT (BOOK 7130, PAGE 609, SAID REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE) AND THE SOUTHEAST CORNER OF THIS TRACT, BEING A TRIANGULAR TRACT, THENCE FROM THAT POINT OF BEGINNING AND WITH THE CENTER LINE OF CANE RIDGE ROAD NORTH 35 DEG. 45 MIN. WEST 798 FEET TO A POINT; THENCE LEAVING CANE RIDGE ROAD, SOUTH ZERO (0) DEG. 45 MIN. WEST 804 FEET TO A POINT; THENCE NORTH 71 DEG. 45 MIN. EAST 501.6 FEET TO A POINT IN THE CENTER OF CANE RIDGE ROAD, SAID POINT BEGIN THE POINT OF BEGINNING.

SUBJECT TO ALL MATTERS OF RECORD.

BEING THE SAME PROPERTY AS CONVEYED TO CARL A. HARRIS AND DIANE E. HARRIS, HUSBAND AND WIFE, BY DEED FROM OLIVE BRANCH MISSIONARY BAPTIST CHURCH, RECORDED JULY 30, 2013 AS DOCUMENT NUMBER 20130730-0079333 IN THE OFFICIAL RECORDS OF DAVIDSON COUNTY, TENNESSEE.

PROPERTY ADDRESS: 6019 Cane Ridge Road, Antioch, Tennessee 37013
The legal description was obtained from a previously recorded instrument.

IN WITNESS WHEREOF, the said Party of the First Part has hereunto set a hand and seal the day and year first above written.

Carl A. Harris
CARL A. HARRIS

Diane E Harris
DIANE E. HARRIS

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

STATE OF TENNESSEE }
COUNTY OF ~~Davidson Co~~ Williamson }

On this 5th day of December, 2016, before me personally appeared CARL A. HARRIS and DIANE E. HARRIS, to me known (or proved to me on the basis of satisfactory evidence) to be the persons described in and who executed the foregoing instrument and acknowledged that they executed the same as their free act and deed.

NOTARY PUBLIC

My Commission Expires: 1/8/19

I hereby swear or affirm that the actual consideration or true value of this transfer, whichever is greater is $ 0.00.

Carl A. Harris
CARL A. HARRIS

Subscribed and sworn to before me this 5th day of December, 2016.

NOTARY PUBLIC

CLARISSA BLAKE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

My Commission Expires: 1/8/19

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

True Copy Certification

I, Jimmy Phuthama, do hereby make an oath that I am a licensed attorney and /or the custodian of the electronic version of the attached document tendered for the registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Jimmy Phuthama
Signature

State of California

County of Orange

Personally appeared before me, Patrice Jobin, a notary public for this county and state, Jimmy Phuthama who acknowledges that this certification of the electronic document is true and correct and whose signature I have witnessed.

PATRICE JOBIN
COMM. # 2002382
NOTARY PUBLIC - CALIFORNIA
ORANGE COUNTY
MY COMM. EXP. DEC. 29, 2016

Patrice Jobin
Notary's Signature

My Commission Expires: Dec 29 2016

Notary's Seal (if on paper)