Mail Tax Statement To

*WHEN RECORDED, RETURN TO:*
*FIRST AMERICAN TITLE INSURANCE CC*
*1500 SOLANA BLVD, BLDG. 6*
*WESTLAKE, TX 76262*
*ATTN: RECORDING*

Davidson County DEEDQC
Recvd: 01/06/17 13:55 5 pgs
Fees:27.00 Taxes:0.00
20170106-0001896

This instrument prepared by:
**First American Title Insurance Company Mortgage Services Division-NTP**
**1500 Solana Blvd., Bldg. 6 Suite 6200**
**Westlake, Texas 76262**
**(866)587-0023**

File No.: **8834060n**

# QUIT CLAIM DEED

THIS INDENTURE, made and entered into as of the December 23rd, 2016, by and between JAMES FULTON AND BRIANA FULTON, HUSBAND AND WIFE, WHO ACQUIRED TITLE AS JAMES FULTON, AN UNMARRIED MAN, AND BRIANA MCCALL, AN UNMARRIED WOMAN, party of the first part, and JAMES FULTON AND BRIANA FULTON, HUSBAND AND WIFE, WITH TENANCY BY ENTIRETY, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars ($10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which are hereby acknowledged, the party of the first part does hereby bargain, sell, release, remise, quit claim and convey unto the party of the second part, the following described real estate, situated in the City of Nashville, County of Davidson, State of Tennessee and being more particularly described on Exhibit "A" attached hereto and incorporated herein by reference.

Being the same property conveyed to the party of the first part by 09/30/15 Deed of record in:
Book N/A, Page No. N/A or Instrument No.: 20150930-0099333 in said Registor's office.

X The property is improved with an address of: 7849 Heaton Way, Nashville, Tennessee 37211

The property is unimproved.

IN WITNESS WHEREOF, the party of the first part has executed this instrument as of the day and year first above written.

JAMES FULTON

Briana Fulton

**BRIANA FULTON**

STATE OF **Tennessee**

GAL COUNTY OF ~~**Davidson**~~ Knox

Personally appeared before me, (name of notary public), **JAMES FULTON AND BRIANA FULTON**, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand at office, this December 23rd, 2016.

Gary A. Lewellen

Notary Public

My Commission Expires: 8-20-2019

GARY A. LEWELLEN
STATE OF TENNESSEE NOTARY PUBLIC
GREENE COUNTY

STATE OF **Tennessee**

GAL COUNTY OF ~~**Davidson**~~ Knox

I hereby swear or affirm that, to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer is $ .

Affiant

Subscribed and sworn to before me this the December 23rd, 2016.

Notary Public Gary A. Lewellen

My Commission Expires: 8-20-2019

GARY A. LEWELLEN
STATE OF TENNESSEE NOTARY PUBLIC
GREENE COUNTY

**(SPACE BELOW THIS LINE FOR STATISTICAL AND RECORDING DATA ONLY)**

TAX PARCEL NO.:
**173 09 0A 290.00**

NAME AND ADDRESS OF A PROPERTY OWNER:
**JAMES FULTON AND BRIANA FULTON**
**7849 HEATON WAY,**
**NASHVILLE, TN 37211**

NAME AND ADDRESS OF THE PERSON OR ENTITY
RESPONSIBLE FOR THE PAYMENT OF THE REAL PROPERTY TAXES
**Freedom Mortgage Corporation,**
**907 Pleasant Valley Ave #3,**
**Mount Laurel, NJ 08054**

## EXHIBIT 'A'

**BEING LOT NO. 285 ON THE PLAN OF LENOX VILLAGE, PHASE 4, OF RECORD IN INSTRUMENT NO. 20040806-0094784, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.**

**Being all of that certain property conveyed to JAMES FULTON, AN UNMARRIED MAN, AND BRIANA MCCALL, AN UNMARRIED WOMAN from MARGARET WOOD, by deed dated 9/24/2015 and recorded 9/30/2015 IN INSTRUMENT NO. 20150930-0099333 of official records.**

**APN #: 173 09 0A 290.00**

**Commonly known as: 7849 HEATON WAY, NASHVILLE, TN 37211**

FULTON
52387465 TN
FIRST AMERICAN ELS
QUIT CLAIM DEED

# True Copy Certification

I, MELONY WITTHAUS, 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.

Signature

State of Texas

County of Tarrant

Personally appeared before me, MELINDA SPINK, a notary public for this county and state, MELONY WITTHAUS who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

MELINDA SPINK
Notary Public, State of Texas
Comm. Expires 07-18-2018
Notary ID 12988996-8

Notary's Signature
MELINDA SPINK

My Commission Expires: 07/18/2018
Notary' Seal (if on paper)