This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive, Suite 307
Nashville, Tennessee 37217
615-360-2703 / tn-closing@nationstitle.com

Davidson County DEEDQC
Recvd: 02/13/17 11:02 4 pgs
Fees:22.00 Taxes:0.00
20170213-0014677

State of Tennessee}
County of Williamson}

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 7th day of February, 2017.

Notary Public

My Commission expires 10/7/19

SEAN HUDDLESTON
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMMISSION EXPIRES OCTOBER 7, 2019

NAME AND ADDRESS OF PROPERTY OWNER:
James L. Magee, Jr.
5747 South New Hope Road
Hermitage, TN 37076-3624
SEND TAX BILLS TO:
James L. Magee, Jr.
5747 South New Hope Road
Hermitage, TN 37076-3624
MAP AND PARCEL NUMBER: Tax ID #: 098050B05300CO

QUITCLAIM DEED

17NT00015

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged we,

James L. Magee, married and Jonathan A. Magee, unmarried

By these presents do remise, release and **QUITCLAIM** unto

DANNY RINGLEY

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **HAWKINS COUNTY,** Tennessee, described as follows, to wit:

BEING LOT NO. 53, ON THE PLAN OF BAYPOINTE SUBDIVISION, PHASE II, OF RECORD IN INSTRUMENT NO. 20010608-0060679, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO JAMES L. MAGEE, JR. BY QUIT CLAIM DEED FROM JAMES L. MAGEE, MARRIED AND JONATHAN A. MAGEE, UNMARRIED AS RECORDED_____ AS INSTRUMENT NO._____.

BEING THE SAME PROPERTY CONVEYED TO JAMES L. MAGEE, MARRIED AND JONATHAN A. MAGEE, UNMARRIED BY QUIT CLAIM DEED FROM JAMES L. MAGEE, JR., MARRIED AS RECORDED 10-10-13 AS INSTRUMENT NO. 20111010-0078419.

THIS IS IMPROVED PROPERTY COMMONLY KNOWN AS 5747 SOUTH NEW HOPE ROAD, HERMITAGE, TN 37076.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 7th day of Feb, 2017.

James L. Magee AKA James L. Magee, Jr.

State of TN }
County of Williamson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **James L. Magee AKA James L. Magee, Jr.**, the within named bargainer, 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 and official seal at office, this 7th day of Feb, 2017.

Notary Public

CAROL B. CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/9/2020

Jonathan A. Magee

State of TN }
County of Williamson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Jonathan A. Magee**, the within named bargainer, 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 and official seal at office, this 7th day of Feb, 2017.

Notary Public

CAROL B. CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/9/2020.

James L. Magee, Jr.

State of TN }
County of Williamson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **James L. Magee, Jr.,** the within named bargainer, 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 and official seal at office, this 7th day of July, 2017.

Notary Public

CAROL B. CHRISTIAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission expires: 2/9/2020

Certificate of Authenticity

I, Edward A. Cooper, 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 Tennessee

County of Davidson

Personally appeared before me, Jacqueline G. Brown, a notary public for this county and state, Edward A. Cooper who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 11-5-18.

Notary's Seal (If on paper)

JACQUELINE G. BROWN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY