This Instrument Prepared By: **Racheal Cremeans**
Certified Document Solutions
17345 Civic Drive, Unit 1961
Brookfield, WI 53045

Return To After Recording:
Robert C. Lutz and Kristi J. Lutz
1806 Guest Drive
Nashville, TN 37216
Reference Number: 10020387TN

Davidson County DEEDQC
Recvd: 08/14/17 09:13 5 pgs
Fees:27.00 Taxes:0.00
20170814-0082845

Mail Tax Statements To:
Robert C. Lutz and Kristi J. Lutz
1806 Guest Drive
Nashville, TN 37216

Property Tax ID#: 73-9-107.00

QUIT CLAIM DEED

For and in consideration of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, **ROBERT C. LUTZ, A MARRIED MAN, WHO ACQUIRED TITLE AS AN UNMARRIED MAN**, whose post office address is 1806 Guest Drive, Nashville, TN 37216, as Grantor, and **ROBERT C. LUTZ AND KRISTI J. LUTZ, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY,** whose post office address is 1806 Guest Drive, Nashville, TN 37216, as Grantees hereby conveys all right, title and interest that I may have in and to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT "A"

PROPERTY ADDRESS: 1806 Guest Drive, Nashville, TN 37216

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

IN WITNESS WHEREOF, the said Grantor(s) has/have hereunto set their hand(s) and seal(s) on this 25 day of July, 2017.

Robert C. Lutz

STATE OF TN
COUNTY OF Davidson

On this 25 day of July, 2017, before me personally appeared Robert C. Lutz, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and acknowledged that such person executed the same as such person free act and deed.

Witness my hand, at offices, the 25 day of July 2017.

Notary Public
My Commission expires: 5/25/21

VALISE JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

Attorney Bruce Clark

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.

VALUATION AFFIDAVIT

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is $\$$ 10.00, which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary audit.

Affiant

Subscribed and sworn to before me this 25 day of July 2017 by Robert C. Lutz.

Notary Public
Commission Expires 5/25/21

VALISE JACKSON
STATE OF TENNESSEE NOTARY PUBLIC
MARSHALL COUNTY

Name and address for person(s) responsible for taxes:

Robert C. Lutz and Kristi J. Lutz
1806 Guest Drive
Nashville, TN 37216

Name and address of property owner:

Robert C. Lutz and Kristi J. Lutz
1806 Guest Drive
Nashville, TN 37216

Exhibit "A"

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 75 ON THE PLAN OF HENDERSON GARDENS, SECTION I, AS OF RECORD IN BOOK 2900, PAGE 75, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HERE MADE FOR A MORE COMPLETE DESCRIPTION THEREOF.

SITUATE IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE.

THIS BEING THE SAME PROPERTY CONVEYED TO Robert C. Lutz, unmarried BY DEED FROM Marty Lee Ragland and wife, Linda Ragland DATED March 27, 2000 AND RECORDED March 29, 2000 UNDER Instrument No. 200003290031550 OF THE Davidson COUNTY, TN RECORDER'S OFFICE.

True Copy Certification

I, Brian Kester, 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.

B. Kester

Signature

State of Pennsylvania

County of Allegheny

Personally appeared before me Autumn R. Carnegie, a notary public for this county and state, Brian Kester who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Autumn R Carnegie

Notary's Signature

My Commission Expires: 06-06-2020

Notary' Seal (if on paper)

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
AUTUMN R CARNEGIE
Notary Public
FINDLEY TWP, ALLEGHENY COUNTY
My Commission Expires Jun 6, 2020