Bill Garrett Davidson County
Batch# 20220 DEEDQC
11/01/2017 12:55:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20171101-0112053

QUITCLAIM DEED

File#: CF-TN-59037

MAIL RECORDED DEED TO:

LAUREN CARNICELLI
JASON CARNICELLI
704 GEORGETOWN DRIVE
NASHVILLE, TN 37205

OWNER (SEND TAX BILLS TO):

LAUREN CARNICELLI
JASON CARNICELLI
704 GEORGETOWN DRIVE
NASHVILLE, TN 37205

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, LAUREN CARNICELLI, formerly known as LAUREN VANDERMARK and JASON CARNICELLI, wife and husband, who took title as unmarried (herein, "Grantor"), whose address is 704 Georgetown Drive, Nashville, TN 37205, hereby bargains, sells, remises, releases, quit claims and conveys to LAUREN CARNICELLI and JASON CARNICELLI, wife and husband, as tenants by the entireties (herein, "Grantee"), whose address is 704 Georgetown Drive, Nashville, TN 37205, all of Grantor's interest in and to the following described real property located in Davidson County, State of Tennessee:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 704 Georgetown Drive, Nashville, TN 37205

PIN NO: 115 03 0 089.00

This Instrument Prepared By: STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

WITNESS my hand and seal this 26 day of October, 2017.

GRANTOR:

Lauren C. Carnicelli FKA Lauren Vandermark

Lauren Carnicelli, formerly known as Lauren Vandermark

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Lauren Carnicelli, formerly known as Lauren Vandermark, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 26 day of October, 2017.

[Affix Notary Seal]

INDIA K SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

India K. Scruggs

SIGNATURE OF NOTARY PUBLIC
My commission expires: 11/03/20

GRANTOR:

Jason Carnicelli

Jason Carnicelli

STATE OF TN
COUNTY OF Davidson

Personally appeared before me, the undersigned authority, a Notary Public in and for said County and State, Jason Carnicelli, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged execution of the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 26 day of October, 2017.

[Affix Notary Seal]

India K Scruggs

SIGNATURE OF NOTARY PUBLIC
My commission expires: 11/03/20

This transaction is exempt from recordation tax pursuant to T.C.A. Section 67-4-409(a)(3)(A) as it is a transfer between spouses in accordance with that section.

INDIA K SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

OATH OF CONSIDERATION

STATE OF TN
COUNTY OF Davidson

The actual consideration for this transfer is 10.00.

GRANTEE

Grantee signature Lauren A. Carnicelli
Lauren Carnicelli

Subscribed and sworn to under oath before me, this 26 day of October, 2017.

[Affix Notary Seal]

INDIA K SCRUGGS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

SIGNATURE OF NOTARY PUBLIC
My commission expires: 10/03/20

EXHIBIT A

[Legal Description]

BEING LOT NO. 31 ON THE PLAN OF BROOK MEADE, SECTION THREE, OF RECORD IN PLAT BOOK 2133, PAGE 116, IN THE REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID LOT NO. 31 FRONTS 160.00 FEET ON THE NORTHERLY MARGIN OF GEORGETOWN DRIVE AND EXTENDS BACK 200.0 FEET ON THE EASTERLY LINE AND 305.00 FEET ON THE WESTERLY LINE TO A DEAD LINE IN THE REAR, MEASURING 197.9 FEET THEREON.

SOURCE OF DESCRIPTION AND GRANTOR'S EQUITABLE INTEREST:

Previous and last conveyance; the same being a deed to the within Grantor recorded in the Register's Office for Davidson County, Tennessee, in Warranty Deed Instrument No. 20140408-0029242 on April 8, 2014.

PIN NO: 115 03 0 089.00

STREET ADDRESS:

704 Georgetown Drive, Nashville, TN 37205

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.

17-93503 (ds)

True Copy Certification

I, **Perre M. Cabell**, 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 **Mississippi**

County of **Hancock**

Personally appeared before me, **Ken L Amacker**, a notary public for this county and state, **Perre M. Cabell** 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 6/15/21
Notary' Seal (if on paper)

STATE OF MISSISSIPPI
NOTARY PUBLIC
ID # 77993
KEN L. AMACKER
Commission Expires
June 15, 2021
PEARL RIVER COUNTY