THIS INSTRUMENT PREPARED BY:
Jennifer Soltz
Curphey & Badger PA
25400 US Highway 19 North, Suite 236
Clearwater, Florida 33763

QUIT CLAIM DEED

Return To:

New Owner(S) Address &
Mail Tax Statements To:
Ricky K. Bonner and Elaine F. Bonner
702 Marswen Drive
Nashville, TN 37216

Bill Garrett Davidson County
Batch# 26664 DEEDQC
11/16/2017 03:24:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20171116-0117954

Property Tax ID#: 2 035.00 R 0518
File #: 102178597-193832-CJ

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, RICKY K. BONNER and wife ELAINE F. BONNER who erroneously acquired title as ELAINE M. BONNER, as tenants by the entirety, as Grantors, hereby convey all rights, titles and interests that We may have in to RICKY K. BONNER and wife, ELAINE F. BONNER, as tenants by the entirety, as Grantee, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 2 035.00 R 0518
Property Address: 702 Marswen Drive, Nashville, TN 37216

Prior Deed recorded 04/19/2013, as Instrument 20130419-0039190, Davidson County Court Clerk's Office.

Witness our hands this the 4 day of November, 2017.

RICKY K. BONNER

ELAINE F. BONNER

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, RICKY K. BONNER and ELAINE F. BONNER, the Grantors, with whom I am personally acquainted (or who have proven to me on the basis of satisfactory evidence), and who have acknowledged and executed the within Quitclaim Deed for the purposes therein contained.

Witness my hand and official seal this the 4 day of November, 2017.

Notary Public
My Commission expires: 4.21.20

NORMAN KANTROWITZ STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

We hereby swear or affirm that to the best of our knowledge, information and belief that actual consideration for the transfer is $0.00.

RICKY K. BONNER

ELAINE F. BONNER

Subscribed and sworn to before me this the 4 day of November, 2017.

Notary
My Commission expires: 4.21.20

NORMAN KANTROWITZ STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF SUMNER

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 Grantors/Grantees and /or their agents; no boundary survey was made at the time of this conveyance.

Exhibit A

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE, AND IS DESCRIBED AS FOLLOWS:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING LOT NO. 275 ON THE PLAN OF GRA-MAR ACRES, SECTION VII, OF RECORD IN BOOK 2331, PAGE 80, REGISTER'S OFFICE FOR SAID COUNTY, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE COMPLETE AND DETAILED DESCRIPTION OF SAID LOT.

Parcel ID: 2 035.00 R 0518

Commonly known as 702 Marswen Drive, Nashville, TN 37216
However, by showing this address no additional coverage is provided

SAME PROPERTY CONVEYED TO **RICKY K. BONNER AND WIFE, ELAINE M. BONNER, AS TENANTS BY THE ENTIRETY** BY DEED RECORDED ON **April 19, 2013** IN **Instrument: 20130419-0039190**

True Copy Certification

I, Joseph Luis Prado, Jr., do hereby make oath that I am licensed attorney and/or 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

Printed Name: Joseph Luis Prado, Jr.

State of California

County of Orange

Personally appeared before me, T. House a notary public for this county and state, Joseph Luis Prado, Jr., 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: 2-3-19

Notary Seal:

T. HOUSE
Commission # 2096091
Notary Public - California
Los Angeles County
My Comm. Expires Feb 3, 2019