THIS INSTRUMENT PREPARED BY:
Jennifer Soltz
National Deed Network, Inc.
25400 US Highway 19 North, Suite 236
Clearwater, Florida 33763

Bill Garrett Davidson County
Batch# 73016 DEEDQC
03/26/2018 11:07:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20180326-0028084

QUIT CLAIM DEED

Return To:
Reed Cavanah
501 Singer Dr
Madison, TN 37115
New Owner(S) Address &
Mail Tax Statements To:
Reed Cavanah
501 Singer Drive
Madison, TN 37115

Property Tax ID#: 043-06-0-252-00
File #: 102593272-212843-CJ

For and in consideration of ZERO and 00/100 Dollars ($0.00) and NO other good or valuable consideration, We, REED CAVANAH, an unmarried man who acquired title as a married man, herein joined by his former spouse, KELLY MCKERMAN, as Grantors, hereby convey all rights, titles and interests that We may have in to REED CAVANAH, an unmarried man, as Grantees, to the following described real property located in Davidson County, Tennessee, to wit:

SEE COMPLETE LEGAL ATTACHED AS EXHIBIT A

Parcel ID: 043-06-0-252-00

Property Address: 501 Singer Drive, Madison, TN 37115

Prior Deed recorded 12/27/2016, as Instrument 20161227-0135679, Davidson County Court Clerk's Office.

Witness our hands this the 10 day of March, 2018.

REED CAVANAH

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, REED CAVANAH, 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 10 day of March, 2018.

Malcolm H. Butler
Notary Public
My Commission expires: 9-7-2020

MALCOLM H. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

REED CAVANAH

Subscribed and sworn to before me this the 10 day of March, 2018.

Malcolm H. Butler
Notary
My Commission expires: 9-7-2020

MALCOLM H. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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.

Witness our hands this the 10 day of March, 2018.

KELLY MCKERMAN

STATE OF Tennessee }

COUNTY OF Davidson }

Personally appeared before me, the undersigned Notary Public in and for said County and State, the within, KELLY MCKERMAN, 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 10 day of March, 2018.

Malcolm H. Butler
Notary Public
My Commission expires: 9-7-2020

MALCOLM H. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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

KELLY MCKERMAN

Subscribed and sworn to before me this the 10 day of March, 2018.

Malcolm H. Butler
Notary
My Commission expires: 9-7-2020

MALCOLM H. BUTLER STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

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. 177 ON THE PLAN OF MADISON PARK, SECTION 6, OF RECORD IN BOOK 4300 AT PAGE 58, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE, TO WHICH PLAN REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

Parcel ID: 043-06-0-252-00

Commonly known as 501 Singer Drive, Madison, TN 37115

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