QUITCLAIM DEED

The actual consideration or value for this transfer is $ -0-

AFFIANT

STATE OF
COUNTY OF Davidson

SWORN TO AND SUBSCRIBED before me this 30 day of MARCH, 2018.

NOTARY PUBLIC
My Commission Expires: 03/03/2020

NOTARY PUBLIC TENN. NASHVILLE DAVIDSON COUNTY LEROY J. DIAZ

Bill Garrett Davidson County
Batch# 79457 DEEDQC
04/10/2018 04:13:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180410-0033895

This space for Register of Deeds

This instrument was prepared by: Johnny Ellis, Attorney, 3844 Old Hickory Blvd; Old Hickory, TN. 37138 (615)847-2000

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP / PARCEL NO.
James M. Campbell Pension Plan 3652 Nutmeg Irvine, CA 92606	NEW OWNER	053-06-0B / 085.00

FOR AND IN CONSIDERATION of the sum of TEN and No/100 ($10.00) Dollars, cash in hand paid by The JAMES M. CAMPBELL PENSION PLAN, and other good and valuable consideration, the receipt of which is hereby acknowledged,

I, **JAMES M. CAMPBELL**, the GRANTOR herein, by these presents do transfer, QuitClaim and convey unto:

The **JAMES M. CAMPBELL PENSION PLAN**, the GRANTEE herein, its successors and/or assigns all my right title and interest, equitable and otherwise in, a certain tract or parcel of land located in **Davidson** County, State of Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 38 on the Plan of Waterford Subdivision Phase 5B of record in [plat] Book 7900, page 838, Register's Office for Davidson County, Tennessee to which reference is made for a more complete description.

Being all the same property conveyed to James M. Campbell by Warranty Deed from Shannon Frank, un-married, dated September 28, 2017, and of record as Instrument #20171005-0102263, Register's Office for Davidson County, Tennessee.

The above description is the same as in the previous deed of record.

The property conveyed herein is transferred subject to such easements, limitations, encumbrances, Bylaws, Covenants and Restrictions of record in the Register's Office for Davidson County, TN, and otherwise, as may affect the property, including the following:

Real Property Taxes for the year 2018, Deed of Trust of Record as Instrument 20171005-0102264, R.O.D.C, TN; All matters included in instrument of record at Book 9760, page 35, including the Planned Unit Development of Waterford of record in Book 6900, page 540, as amended, and Declarations of Covenants Conditions and Restrictions at Book 9530, page 189, R.O.D.C, TN. as supplemented and amended.

This is improved property known as: 505 Riverway Cove Lane, Old Hickory, TN 37138.

The Grantor herein does hereby make oath that the property conveyed herein is not the principal residence of the Grantor, or any spouse or dependant of Grantor, and this conveyance is not made to defeat the rights of any third party.

Sworn to and Witness my hand this 13 day of March, 2018.

JAMES M. CAMPBELL

****

STATE OF CALIFORNIA }
COUNTY OF }

Personally appeared before me, Dawn R. Nisley-Goss, a Notary Public in and for said County and State, the within named JAMES M. CAMPBELL the bargainor(s), with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that he executed the within instrument, for the purposes therein contained.

Sworn to and Witness my hand and official seal at Fountain Valley, California this 13 day of March, 2018.

NOTARY PUBLIC

My Commission Expires: 12/9/18

****

DAWN R. NISLEY-GOSS
Commission # 2092876
Notary Public - California
Orange County
My Comm. Expires Dec 9, 2018

CERTIFICATE of AUTHENTICITY

I, **Leroy Johnston Ellis, IV** do hereby make oath that I am an Attorney licensed in the State of Tennessee, Bar # 017968, and 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.

Leroy Johnston Ellis, IV,
Attorney at Law, BPR #17968

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, Ryan Wills the undersigned, a notary public in the state of Tennessee, personally appeared Leroy Johnston Ellis, IV, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that this certification of an electronic document is true and correct and whose signature I have witnessed.

NOTARY PUBLIC

My Commission Expires: 1-3-22 +_

RYAN WILLS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires Jan. 3, 2022

This Certificate Prepared by:
Leroy, J. (Johnny) Ellis, IV
3844 Old Hickory Blvd.
Old Hickory, TN. 37138
(615) 847-2000

www.ljelaw.com