Bill Garrett Davidson County
Batch# 129597 DEEDQC
08/16/2018 08:10:30 AM 5 pgs
Fees: $27.00 Taxes: $0.00
20180816-0081015

PREPARED BY:
Resource Real Estate Services, LLC
300 Red Brook Blvd. Suite 300
Owings Mills, MD 21117
File #CB-18-31028

RETURN TO:
Resource Real Estate Services, LLC
300 Red Brook Blvd. Suite 300
Owings Mills, MD 21117
(410) 654-5550
FILE #CB-18-31028

QUIT CLAIM DEED

GRANTEE ADDRESS:
Mark D. Schoenewetter
3461 Parkwood Court
Hermitage, TN 37076

SEND TAX BILLS TO:
Mark D. Schoenewetter
3461 Parkwood Court
Hermitage, TN 37076

PARCEL ID#: 086 14 0B 124.00

August 9, 2018

THIS DEED made this by and between Lisa Swiderski FKA Lisa S. Schoenewetter, unmarried, of 3461 Parkwood Court, Hermitage, TN 37076, party of the first part, Grantor and Mark D. Schoenewetter, unmarried, of 3461 Parkwood Court, Hermitage, TN 37076, parties of the second part, Grantee.

WITNESSETH, that in consideration of the sum of Zero dollars (0.00), the actual consideration paid or to be paid, and other good and valuable considerations, receipt of which are hereby acknowledged, the said party of the first part does grant and convey to the said Mark D. Schoenewetter , in fee simple, all that lot of ground situate in Davidson County, Tennessee, and described as follows, that is to say:

Being a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Being Lot No. 74, on the Plan of Fleetwood Subdivision, Phase Two, of record in Plat Book 6900, Page 738, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Subject to Restrictive Covenants and By-Laws of record in Book 7940, Page 565; Book 7628, Page 6; Book 8543, Page 37; Book 71710, Page 987 and Book 7171, Page 4, Register's Office for said County.

The improvements thereon being commonly known as 3461 Parkwood Court, Hermitage, Tennessee 37076.

Being the same lot or parcel of ground which by Deed dated June 29, 2000 and recorded June 30, 2000 among the Land Records of Davidson County, State of Tennessee, in Instrument No. 200006300065109 was granted and conveyed by Ronald Rice and wife, Pamela Rice, unto Mark D. Schoenewetter and wife, Lisa S. Schoenewetter. The said Lisa S. Schoenewetter is now known as Lisa Swiderski.

THIS DEED is being made pursuant to Divorce Docket 12D 3154 and the said Lisa Swiderski agrees and acknowledges that she is forever barred from coming back and claiming any more interest, equity, funds, etc. in the future by signing this Quit Claim Deed of her own free will.

The Grantee hereby certifies, under penalties of perjury, that the land conveyed in said Deed is residentially improved, owner-occupied real property and that the residence will be occupied by me.

TOGETHER with the buildings thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the said described lot of ground and premises to the said Mark D. Schoenewetter , his/her heirs and assigns forever in fee simple and the said party of the first part his/her heirs, assigns and representatives hereby covenants that he/she are lawfully seized and possessed of said real estate, have full power and lawful authority to sell and convey the same; and they will forever warrant and defend the title to the same against lawful claims.

WITNESS the hand(s) and seal(s) of Grantor and Grantee.

ATTEST:

Lisa Swiderski (Seal)

Lisa Swiderski FKA Lisa S. Schoenewetter, Grantor

OATH OF VALUE

STATE OF _____

COUNTY OF _____

I/WE HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR THE VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS $_____.

SWORN AND SUBSCRIBED BEFORE ME THIS . see attached

Mark D. Schoenewetter, Affiant

STATE OF TENNESSEE, CITY/COUNTY OF Davidson, to wit:

August 9, 2018

I HEREBY CERTIFY that on this, before me, the subscriber, a Notary Public of the State aforesaid, personally appeared Lisa Swiderski FKA Lisa S. Schoenewetter, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the foregoing Deed to be her act, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public Angela Burr Adderly

ANGELA BURR ADDERLY STATE TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission expires: 03/08/2022

TOGETHER with the buildings thereupon, and the rights, alleys, ways, waters, privileges, appurtenances and advantages thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD the said described lot of ground and premises to the said Mark D. Schoenewetter , his/her heirs and assigns forever in fee simple and the said party of the first part his/her heirs, assigns and representatives hereby covenants that he/she are lawfully seized and possessed of said real estate, have full power and lawful authority to sell and convey the same; and they will forever warrant and defend the title to the same against lawful claims.

WITNESS the hand(s) and seal(s) of Grantor and Grantee.

ATTEST:

_____ _____ (Seal)

Lisa Swiderski FKA Lisa S. Schoenewetter, Grantor

OATH OF VALUE

STATE OF TN

COUNTY OF Davidson

I/WE HEREBY SWEAR OR AFFIRM THAT THE ACTUAL CONSIDERATION FOR THIS TRANSFER OR THE VALUE OF THE PROPERTY TRANSFERRED, WHICHEVER IS GREATER, IS $ 0.00 .

SWORN AND SUBSCRIBED BEFORE ME THIS .

Mark D Schoenewetter
Mark D. Schoenewetter, Affiant

STATE OF TENNESSEE, CITY/COUNTY OF _____, to wit:

I HEREBY CERTIFY that on this , before me, the subscriber, a Notary Public of the State aforesaid, personally appeared Lisa Swiderski FKA Lisa S. Schoenewetter, known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the foregoing Deed to be her act, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

_____
Notary Public

My Commission expires: _____

STATE OF TENNESSEE, CITY/COUNTY OF Davidson, to wit:

August 9, 2018

I HEREBY CERTIFY that on this, before me, the subscriber, a Notary Public of the State aforesaid, personally appeared Mark D. Schoenewetter known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged the foregoing Deed to be his act, and in my presence signed and sealed the same.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Jana Drury
Notary Public

My Commission expires: 01-29-20

RETURN TO:
Resource Real Estate Services, LLC
300 Red Brook Blvd. Suite 300
Owings Mills, MD 21117
(410) 654-5550
CB-18-31028

JANA DRURY
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF SUMNER
My Comm. Expires January 29, 2020

True Copy Certification

I, MILLARD S. RUBENSTEIN, 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

MILLARD S. RUBENSTEIN

State of Maryland

County of Baltimore

Personally appeared before me, Jeremy Kaufman, a notary public for this county and state, Millard S. Rubenstein 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: 04-08-2021

Notary' Seal (if on paper)

JEREMY KAUFMAN NOTARY PUBLIC BALTIMORE CITY, MD.