**THIS INSTRUMENT PREPARED BY:**
**Mooser & Freibert Land Title Company, LLC**
**161 St. Matthews Avenue, Suite 5**
**Louisville, Kentucky 40207**

FILE NO. 2404328

Davidson County DEEDQC
Recvd: 07/28/04 13:29 2pgs
Fees:12.00 Taxes:0.00
20040728-0090332

**QUITCLAIM DEED**

Address New Owner(s): Carlos A. DaCunha and Susan E. DaCunha

Send Tax Bills To: 4509 Colorado Avenue
Nashville, Tennessee 37209

**FOR AND IN CONSIDERATION** of the sum of Ten Dollars ($10.00), and other good and valuable consideration, receipt of which is hereby acknowledged, Carlos A. DaCunha, married, (hereinafter referred to as "Grantors") do/does hereby quitclaim and convey unto Carlos A. DaCunha and Susan E. DaCunha, husband and wife, (hereinafter referred to as "Grantees"), their heirs, its successors, and assigns, all of Grantor's right, title and interest in and to a certain tract or parcel of land located in Cheatham County, Tennessee, and described as follows:

**Map-Par No. 103.04-0-247.00**

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of Resubdivision of Lots 1 and 2 Johnson Bransford's Subdivision of the Northwest part of the Block No. 28 – Sylvan Park Subdivision in Plat Book 5190, Page 33, Register's Office for Davidson County, Tennessee, to which plan reference is made for a more complete description.

Being the same property conveyed to Steve G. Fridrich by Deed dated August 28, 1979, of record in Deed Book 5490, Page 988, ***FURTHER*** conveyed to Jerry D. Fridrich Family Trust, by Quit Claim Deed of record in Book 9195, Page 94, ***AND FURTHER*** conveyed to Carlos A. DaCunha, married, in Fee Simple, by Warranty Deed dated November 21, 2003, of record in Instrument No. 20031126-0172008, in the Register's Office of Davidson County, Tennessee.

This property being known as: **4509 Colorado Avenue, Nashville, Tennessee 37209**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property.

**IN WITNESS WHEREOF,** the Grantors have caused this instrument to be executed on this the 4th day of May, 2004.

Carlos A. DaCunha
CARLOS A. DACUNHA

ANABEL ESPINAL NOTARY PUBLIC
NOTARY PUBLIC
MY COMMISSION EXPIRES SEP 30, 2007

The actual consideration for this transfer is $10.00.

**RECORDERS MEMO**
LEGIBILITY OF WRITING, TYPING OR PRINTING IN THIS DOCUMENT UNSATISFACTORY WHEN RECEIVED

STATE OF TENNESSEE )
COUNTY OF Davidson )

Subscribed and sworn to before me, this _____ day of _____, 2004.

_____
NOTARY PUBLIC - _____

My Commission Expires: _____

STATE OF CT )
COUNTY OF Litchfield. )

Personally appeared before me, Carlos A. DaCunha, a Notary Public in and for said state and county, Carlos A. DaCunha and Susan E. DaCunha, husband and wife, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained, and who further acknowledged that they are the Owners, of 4504 Colorado Ave., the maker, and is authorized by the maker to execute this instrument on behalf of the maker.

WITNESS my hand and seal at office this 4th day of May, 2004.

Anabel Espinal
NOTARY PUBLIC - ANABEL ESPINAL

My Commission Expires: 9/30/07.

ANABEL ESPINAL
NOTARY PUBLIC
MY COMMISSION EXPIRES SEP. 30, 2007
ANABEL ESPINAL NOTARY PUBLIC PINAL COUNTY ARIZONA

PREPARED BY:
MOOSER & FREIBERT LAND
TITLE COMPANY, LLC

SHAWN R. FREIBERT
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