*This Instrument Prepared by:*
*Leon Sharber, Attorney*
*1161 Murfreesboro Rd., Ste. 505*
*Nashville, TN 37217*

B+ 34

**FROM:**
Miguel Ramos

**TO:**
Leon Sharber, Trustee

**FROM:**
Leon Sharber, Trustee

**TO:**
Miguel Ramos and
Maria M. Perez

Davidson County DEEDQC
Recvd: 02/08/05 08:31 2 pgs
Fees:17.00 Taxes:0.00
20050208-0014407

## QUITCLAIM DEED

| ADDRESS NEW OWNER(S) AS FOLLOWS: | SEND TAX BILLS TO: | MAP - PARCEL NUMBERS |
|---|---|---|
| Miguel Ramos<br>Maria M. Perez<br>728 Bowfield Court<br>Antioch, TN 37013 | SAME | Map : 149-09<br>Parcel: 046.00 |

**FOR AND IN CONSIDERATION** of love and affection (and no monetary consideration) and for the express purpose of making a re-conveyance to create a joint tenancy with rights of survivorship, I, Miguel Ramoz, by these presents do hereby quitclaim and convey all of my right, title and interest unto **Leon Sharber, Trustee**, his successors and assigns, the following described tract of parcel of land, to - wit:

> Land in Davidson County, Tennessee, being Lot No. 16 on the Plan of Debra Heights Subdivision, Section Three, as of record in Plat Book 4175, Page 6, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description of said lot.
>
> For source of title reference is hereby made to Instrument Number 20050124-0008226 , Register's Office for Davidson County, Tennessee.

This instrument was prepared from information furnished by the parties.

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

And now, I, the said **Leon Sharber, Trustee**, for the express purpose of carrying out the intent of this conveyance, as above set out, does hereby quitclaim and convey all of his right, title, and interest unto Miguel Ramos and Maria M. Perez as joint tenants with rights of survivorship, their heirs and assigns, the same property hereinabove described and set forth, to which reference is here made and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 19 day of January, 2005.

Miguel Ramos
MIGUEL RAMOS

Leon Sharber, Trustee
LEON SHARBER, TRUSTEE

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $-0-.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 19 DAY OF January, 2005.

Lynda Kaye Jones
Notary Public

My Commission expires: 1/28/2006

LYNDA KAYE JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named, Miguel Ramos, the bargainor(s) with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness our hand and official seal at Nashville, Tennessee, this 19 day of January, 2005.

Lynda Kaye Jones
Notary Public

My Commission expires: 1/28/2006

LYNDA KAYE JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, LEON SHARBER, TRUSTEE, the within named bargainor, 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. Witness my hand and official seal at Nashville, Tennessee, this 19 day of January, 2005.

Lynda Kaye Jones
NOTARY PUBLIC

My commission expires: 1/28/2006

LYNDA KAYE JONES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY TENN