Davidson County DEEDQC
Recvd: 01/19/06 08:53 2 pgs
Fees:12.00 Taxes:0.00

20060119-0006986

THIS INSTRUMENT PREPARED BY:

USA Title & Escrow, Inc.
1802 Williamson Court, Suite 200
Brentwood, TN 37027

STATE OF TENNESSEE
COUNTY OF Williamson

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

Jennifer A. Hoffman
Affiant

SUBSCRIBED TO AND SWORN TO ME, THIS THE 9th DAY OF January, 2006.

NOTARY PUBLIC AT LARGE DAVIDSON CO. TENN.

NOTARY PUBLIC

MY COMMISSION EXPIRES 05/30/2007

MY COMMISSION EXPIRES: 5-30-07

FROM:

Mariano Romo and wife,
Rosa Guzman

TO:

Carlos Romo, married

NAME AND ADDRESS OF NEW OWNERS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBER:
Carlos Romo, married 904 Amqui Court Madison, Tennessee 37115	SAME	43.01-249.00

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100 ($10.00) DOLLARS, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, Mariano Romo and wife, Rosa Guzman, has bargained and sold and does hereby quitclaim, transfer and convey any and all interest which they has in the hereinafter described property to Carlos Romo, married, their heirs and assigns, forever, being that certain property located and situated in Sumner County, Tennessee, and more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Shannon Place Subdivision, Section 1, of record in Book 11190, page 55, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Mariano Romo and Carlos Romo, both unmarried persons, by deed from Terry McDonald and Rachel McDonald, dated June 16, 2000, and recorded July 3, 2000, of record in Instrument No. 20000703-0065718, Register's Office for Davidson County, Tennessee.

This is improved property known as 904 Amqui Court, Madison, TN 37115.

In Witness Whereof, we have hereunto set our hands and signatures on this the 9th day of January, 2006.

Mariano Romo

Mariano Romo

Rosa Guzman

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 9th day of January, 2006, before me personally appeared, Mariano Romo, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office, this the 9th day of January, 2006.

NOTARY PUBLIC

My Commission Expires: 11/24/07

BRAD GOODMAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE
COUNTY OF Williamson

On this the 9th day of January, 2006, before me personally appeared, Rosa Guzman, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal, at office, this the 9th day of January, 2006.

NOTARY PUBLIC

My Commission Expires: 7/26/6

MAYRA MERCADO NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. COMMISSION EXPIRES 7-26-06