Davidson County DEEDQC
Recvd: 09/01/06 12:54 2 pgs
Fees:12.00 Taxes:0.00

20060901-0108381

QUITCLAIM DEED

20B

ADDRESS OF NEW OWNER(S):

Julio Molina
1102 Riverwood Drive
Nashville, TN 37216

SEND TAX BILLS TO:

SAME AS NEW OWNER

MAP-PARCEL NUMBERS

Map 42-16

Parcel 219 & 220

THIS INSTRUMENT WAS PREPARED BY/RETURN TO:
AMTITLE & ESCROW, LLC
515 RIVERGATE PARKWAY, SUITE #111
GOODLETTSVILLE, TN 37072

Prepared from Information furnished by The Grantees/Grantors herein, NO EXAMINATION OF THE PUBLIC RECORDS IN THE REGISTER'S OFFICE FOR THE AFORESAID COUNTY HAS BEEN MADE TO DETERMINE THE STATUS OF OWNERSHIP OR STATUS OF TITLE.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }
----THE ACTUAL CONSIDERATION OR VALUE, WHICH EVER IS GREATER, FOR THIS TRANSFER IS **$ -0-** .

Mary Burkhalter
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 24th DAY OF **August, 2006.**

NOTARY PUBLIC

MY COMMISSION EXPIRES: 01-23-2010

RAPHAEL MOLINA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

FOR AND IN CONSIDERATION OF ONE DOLLAR ($1.00), cash in hand paid, the receipt of which is hereby acknowledged We, **ARMANDO MOLINA AND WIFE, NELI ORTEGA MOLINA** by these presents do hereby quitclaim our **One Fourth (1/4) Undivided interest** unto **JULIO MOLINA AND WIFE, TERESA ORTEGA MOLINA,** their successors and assigns, all their right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being Lot Nos. 60 and 61 on the Map of Madison Company's Subdivision of record in Book 547, Page 164, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a complete description thereof of said lots.

Being the same property conveyed to Julio Molina and Fausto Molina and Armando Molina and Juan Molina and Teresa Ortega Molina, wife of Julio Molina, Martha Molina, wife of Fausto Molina, Neli Ortega Molina, wife of Armando Molina and Laura Molina, wife of Juan Molina by Warranty Deed dated January 6, 2006, from Louis Komisar, Trust, of record by Instrument No. 20060110-0003611 in the Register's Office for Davidson County, Tennessee.

This is improved property known as: 110 & 114 Harris Avenue, Madison, TN 37115

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

Witness my hand this the 24th day of **August, 2006.**

ARMANDO MOLINA
ARMANDO MOLINA

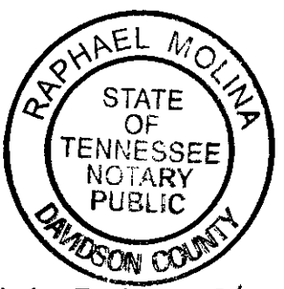
Neli Ortega
NELI ORTEGA MOLINA

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this the 24th day of **August, 2006**, before me personally appeared

ARMANDO MOLINA AND WIFE, NELI ORTEGA MOLINA

to me known to be the person(s) (or proved to me on the basis of satisfactory evidence) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be their free act and deed. Witness my hand and official seal at Goodlettsville, Tennessee.



Notary Public

My Commission Expires: 01-23-2010