Davidson County DEEDQC
Recvd: 08/16/07 09:33 2 pgs
Fees:12.00 Taxes:0.00

20070816-0097834

QUITCLAIM DEED

THIS INSTRUMENT PREPARED WITHOUT SEARCH BY:	L. G. Burnett, Jr.., Attorney 4800 Charlotte Ave. Nashville, TN 37209

NEW OWNER(S)	SEND TAX BILLS TO:	MAP & PARCEL
Sergio Gardino Ovando	Same	133-12-179
413 Dawn Dr.		
Nashville, TN 37211		

FOR AND CONSIDERATION of One Dollar ($1.00) and in compliance with a decree of absolute divorce filed in the Fourth Circuit Court for Davidson County, Tennessee, Rule No. 07D-860, CARRIE DEANNA QUINN VS. SERGIO GARDINO OVANDO, and for the express purpose of making a reconveyance to create fee simple title to **Sergio Gardino Ovando**, I, **Deanna Quinn**, hereinafter referred to as Grantor, by these presents do hereby quitclaim, transfer and convey my interest unto **Sergio Gardino Ovando**, hereinafter referred to as Grantee, his successors and assigns, all my right, title and interest in and to the following described tracts of land in Davidson County, State of Tennessee:

BEING Lot No. 7 on the Plan of Greenwood Hills, Section 2, as of record in Book 4955, Page 31, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description.

BEING the same property conveyed to Deanna Quinn and Sergio Gardino Ovando by Warranty Deed from Barbara P. Chera, d/b/a Gilston Properties, of record in instrument number 200002220017337, Register's Office for Davidson County, Tennessee. Deanna Quinn and Carrie Deanna Quinn is one and the same person.

THIS CONVEYANCE IS SUBJECT TO: (1) All restrictions of record; (2) All easements of record; (3) All visible easements; (4) All matters appearing on the plan of record; (5) All applicable governmental and zoning regulations.

This is improved property known as **413 Dawn Drive, Nashville, TN 37211.**

The above description is the same as in the previous deed of record.

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

Witness my hand this 14th day of July 2007, the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.

Carrie Deanna Quinn

DEANNA QUINN - Grantor

KEVIN T. SONTGERATH
NOTARY PUBLIC
STATE OF TENNESSEE
DAVIDSON COUNTY

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 **Deanna Quinn**, the bargainor, 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 my hand and official seal at Nashville, Tennessee, this 14th day of July 2007.

NOTARY PUBLIC

My commission expires: 3-21-09

KEVIN T. SCHUGGS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE)
)
COUNTY OF DAVIDSON)

The actual consideration or value whichever is greater, for this transfer is **$ NONE.**

Subscribed and sworn before me, this the 16th day of August 2007.

Affiant

NOTARY PUBLIC

My commission expires: 7-25-09

ROBERT B. YOUNG STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.