Davidson County DEEDQC
Recvd: 11/13/07 08:43 2 pgs
Fees:12.00 Taxes:0.00

20071113-0132682

THIS INSTRUMENT PREPARED BY:

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

Based on information provided by the parties hereto. No representations or warranties are made by the Preparer as to the accuracy of anything set forth herein.

STATE OF TENNESSEE
COUNTY OF Davidson

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 2 DAY OF November, 2007.

Maya Mercado
NOTARY PUBLIC

MY COMMISSION EXPIRES: 10/24/10

FROM:

Agustino Lugo (nka Maagustina Y. Herrera)

TO:

Rogelio Herrera and Maagustina Y. Herrera

NAME AND ADDRESS OF NEW OWNERS:
Rogelio Herrera and
Maagustina Herrera
3644 Donna Kay Drive
Nashville, TN 37211

SEND TAX BILLS TO:
Same as new owner

MAP-PARCEL NUMBER:
134.09-0-098.00

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, Agustino Lugo (nka Maagustina Y. Herrera) has bargained and sold and does hereby quitclaim, transfer and convey any and all interest which she has in the hereinafter described property to Rogelio Herrera and wife, Maagustina Y. Herrera, their heirs and assigns, forever, being that certain property located and situated in Davidson County, Tennessee, and more particularly described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 51 on the Plan of Woodland Hills, Phase I, as record in Plat Book 6900, pages 666-669, 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 Rogelio Herrera and wife, Agustino Lugo, by Deed from Anthony R. Sullivan, dated November 27, 2000, and recorded December 6, 2000 of record in Instrument No. 20001206-0119959, Register's Office for Davidson County, Tennessee.

Agustino Lugo and Maagustina Y. Herrera are one in the same person.

This is improved property known as 3644 Donna Kay Drive, Nashville, TN 37211.

In Witness Whereof, I have hereunto set my hand and signature on this the 2 day of November, 2007.

Maagustina Y. Herrera
(fka Agustino Lugo)

STATE OF TN
COUNTY OF Davidson

On this the 2 day of NOVEMBER, 2007, before me personally appeared, Maagustina Y. Herrera (fka Agustino Lugo), 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 2nd day of Nov, 2007.

Mayra Mercado
NOTARY PUBLIC

My Commission Expires: 10/24/10

