STATE OF TENNESSEE
COUNTY OF Davidson

The actual monetary consideration for this transfer is –0-.

AFFIANT

Subscribed and sworn to before me
This 9th DAY OF April, 2008.

NOTARY PUBLIC

BRYAN LOWHORN STATE OF TENNESSEE NOTARY PUBLIC SUMNER COUNTY My Commission Expires January 24, 2011

THIS INSTRUMENT PREPARED BY:

Southeast Title 907 Rivergate Parkway S-B-1, Goodlettsville, TN 37072

| NAME & ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: | MAP/PARCEL NO. |
|---|---|---|
| Franuel Guadarrama<br>5017 Edmondson Pike<br>Nashville TN 37211 | SAME | 147-1-59 |

Davidson County DEEDQC
Recvd: 04/18/08 15:35 2 pgs
Fees:12.00 Taxes:0.00
20080418-0039860

# QUITCLAIM DEED

**For and in Consideration** of the sum of Ten Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged. Franuel Guadarrama, an unmarried man, by these presents does remise, release and QUITCLAIM unto Franuel Guadarrama an unmarried man, his/her/their heirs and assigns, all of its right, title and interest in and to a certain tract or parcel of land, as described herein, to-wit:

Property known as 5017 Edmondson Pike, Nashville, TN 37211, Davidson County.

Land in Davidson County, Tennessee, being Lot No. 304 on the Plan of Caldwell Country Estates, Section V, of record in Book 3300, Page 16, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a complete description thereof and further described as follows:

Said Lot No. 304 fronts 112 feet on the northwesterly margin of Edmondson Pike and runs back 171.3 feet on the southwesterly line and 134.9 feet on the northeasterly line to a broken line measuring 139.1 feet thereon.

LESS/EXPECT

Included in the above description but expressly excluded is:

Beginning at a point, said point being on the southern property line and 25 feet from the centerline of Edmondson Pike; thence along said property line N49 deg. 22' W for 5 feet to a point; thence N40 deg. 38' E for 112 feet to a point on the common property line of Parcel 59 on Map 147-10 and Parcel 219 on Map 147-6; thence along said property line S 49 deg. 22' E for 5 feet to a point; thence along the existing right-of-way line of Edmondson Pike S 40 deg. 38' W for 112 feet to the point of beginning and containing therein an area of 560 square feet, more or less.

Being the same property conveyed to Franuel Guadarrama, a married man by deed from Vernon E. Elliott and wife, Doris R. Elliott, dated 2/1/06 and filed of record in Instrument No. 200602070014952, said Register's Office.

The Purpose of this quitclaim deed is to correct the marital status of Franuel Guadarrama as he was not legally married in the United States.

The above legal description is identical to the legal description in the previous deed of record.

F G

This is improved property located at 5017 Edmondson Pike Nashville TN 37211

**IN WITNESS WHEREOF,** we have hereunto set our hands this 9th day of April, 2008,

Franuel Guadarrama
Franuel Guadarrama

STATE OF TENNESSEE
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Franuel Guadarrama unmarried, the within named bargainor(s), with whom I am personally acquainted, and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at Goodlettsville, Tennessee, this 9th day of April, 2008

NOTARY PUBLIC

My Commission Expires:

BRYAN LOWHORN
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
My Commission Expires January 24, 2011