Return To:
MH&S Law Firm
1804 Williamson Ct. Ste 201
Brentwood, TN 37027
615-377-3319

PREPARED BY:
McCANN & HUBBARD
7105 Crossroads Blvd.
Suite 105
Brentwood, Tennessee 37027

Davidson County DEEDQC
Recvd: 02/09/09 10:25 2 pgs
Fees:12.00 Taxes:0.00
20090209-0010964

STATE OF TENNESSEE
COUNTY OF WILLIAMSON
The actual consideration or value,
whichever is greater, for this transfer is $0.00.

Carmen Plaza
AFFIANT

ADDRESS OF NEW OWNER:
Flor Melgar
327 Haywood Lane
Nashville, TN 37211

SEND TAX BILLS TO:
New Owner

Subscribed and sworn to before me
this 28 day of September 2007.

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

A. Scott Hubbard
NOTARY PUBLIC
My Commission Expires: _____
MY COMMISSION EXPIRES:
MARCH 14, 2009

Map/Parcel: 165-9A-29

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, Angel Guadarrama and wife, Carmen Plaza, Grantors, hereby quitclaims and conveys all of their undivided right, title and interest to the hereinafter described property to Flor Melgar, Grantee. Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being Lot No. 89 on the Plan of Lakewood Village, Section One, of record in Plat Book 9700, page 555 and Boundary Plat of record in Book 9700, page 464, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete description thereof.

Being the same property conveyed to Angel Guadarrama and wife, Carmen Plaza, by Warranty Deed, from Jacqueline Walton Letson, f/k/a Jacqueline L. Walton, of record in Instrument No. 20050225-0020787, Dated February 18, 2005, Register's Office for Davidson County, Tennessee.

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

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

**This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.**

**IN WITNESS WHEREOF, the said parties hereto have hereunto set their signatures on this the 28 day of September, 2007.**

Angel Guadarrama

**Angel Guadarrama**

Carmen Plaza

**Carmen Plaza**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

**Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Angel Guadarrama, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.**

**Witness my hand and seal, at office, this 28 day of September, 2007.**

A. Scott Hubbard

**Notary Public**

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES:
MARCH 14, 2009

**My Commission Expires:**_____

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

**Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared Carmen Plaza, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, who executed the foregoing instrument for the purposes herein contained.**

**Witness my hand and seal, at office, this 28 day of September, 2007.**

A. Scott Hubbard

**Notary Public**

A. SCOTT HUBBARD
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

MY COMMISSION EXPIRES:
MARCH 14, 2009

**My Commission Expires:**_____