BILL GARRETT, Davidson County
Trans:T20090076527 DEEDQC
Recvd: 11/09/09 14:13 2 pgs
Fees:12.00 Taxes:0.00
20091109-0103616

# QUITCLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that for and in consideration of Ten Dollars and 00/100's ($10.00) **Raquel Chavarria** do/does hereby bargain, sell, remise, quitclaim, and convey unto **Jozelyn Batres** his/her right, title, and interest including, but not limited to his/her marital interest in and to the following described real estate, located in **Davidson** County, Tennessee, described as follows:

**Land lying in Davidson County, Tennessee described as follows to wit:**

**Being Lot no. 11 on the Plan of Fairlane Park of record in Plat Book 2331, page 108, Register's Office for Davidson County, Tennessee, to which reference is hereby made for a more complete and accurate legal description of said property.**

**Included in the above described property, but excluded there from is a 7 foot plus or minus right of way for Tusculum Road conveyed to the Metropolitan Government of Nashville & Davidson County, Tennessee of record in Book 4157, page 89, Register's Office for Davidson County, Tennessee.**

**Being the same property conveyed to Raquel Chavarria by Warranty Deed from Eva Gomez Romero dated 7/10/09 of record in Instrument Number 20090720-0067750, Register's Office for Davidson County, Tennessee.**

**Subject to all matters of record in Plat Book 2331, page 108, Register's Office for Davidson County.**

**Subject to any easement and/or restriction of record in the Register's Office for Davidson County, Tennessee.**

**This Deed was prepared without benefit of a title examination. The preparer makes no representations to the validity or accuracy of the title.**

IN TESTIMONY WHEREOF he/she has(ve) hereunto set his/her hand(s) and seal(s) this **5th day of November, 2009.**

Raquel Chavarria

**Raquel Chavarria**

**State of Tennessee**
**County of Rutherford**

Personally appeared before me, the undersigned, Notary Public, in and for said County and State, **Raquel Chavarria** the within named Grantor(s), with whom I am personally acquainted or who proved to me based upon satisfactory information and who acknowledged that **she** executed the within instrument for the purposes contained. - Verified Drivers License

Witness my hand, this **5th day of November, 2009.**

My Commission Expires: 3-20-10

Notary Public

JENNIFER R. PIERCE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**The actual consideration for this transfer is –0-**

**Affiant**

Sworn and subscribed to me this **5th day of November, 2009.**

JENNIFER R. PIERCE NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

My Commission Expires: 3-20-10

Notary Public

Prepared by: **Service Escrow & Title, Inc., 6001 Jackson Square Blvd. #700, Lavergne, TN 37086**

Send Tax Bills: **New Owner**

Map & Parcel: **Map 162-01-0 Parcel 12.00**

Name and Address of New Owner: **Jozelyn Batres** 717 Elissa Dr. Nashville, TN 37217

Improved property known as: **350 Tusculum Road, Nashville, Tn 37211-6102**