THIS INSTRUMENT WAS PREPARED BY:

Robert J. Turner & Assoc., P.C.
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Nashville, Tennessee 37201

BILL GARRETT, Davidson County
Trans:T20100001695 DEEDQC
Recvd: 01/08/10 14:26 3 pgs
Fees:17.00 Taxes:0.00
20100108-0002096

QUITCLAIM DEED

FROM: NEIDA CABRERA

TO: MANUEL GEURRERO JIMENEZ

Address New Owner(s) as follows:

1008 Greystone Drive
Antioch, TN 37013

Map and Parcel No.:

165-13-0-016.00

Send Tax Bills To:

Same

AFFIDAVIT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

I, MANUEL GEURRERO JIMENEZ, after being duly sworn according to law, do make oath and affirm that this Quitclaim Deed was executed and delivered in accordance with the terms of an Agreed Order in that certain case styled NEIDA CABRERA v. MANUEL J. GUERRERO, Docket No. 06D-1655, Fourth Circuit Court of Davidson County, Tennessee and pursuant to a division of marital property and that there was no monetary consideration given for the transfer.

MANUEL GEURRERO JIMENEZ

Sworn to and subscribed before me this 11 day of Sept., 2009.

TREVOR CLARK
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires May 6, 2013

NOTARY PUBLIC

My Commission Expires: _____

FOR AND IN CONSIDERATION OF the sum of One Dollar ($1.00), and other good and valuable consideration, NEIDA CABRERA, does transfer, quitclaim and convey unto the said MANUEL GUERRERO JIMENEZ, his heirs, successors, and assigns, all of her rights, title and interest in and to a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

> Being Lot No. 23 on the Revised Plan of Peppertree Subdivision Section One of record in Book 6900 page 973, 974, 975 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 Michael T. Steely by deed from William Kenneth Lawson of record in Instrument No. 20010216-0015166 Register's Office for Davidson County, Tennessee.
> This conveyance is subject to the following: 1) 2005 taxes a lien which are not yet due and payable. 2) All matters appearing on plan of Revised Plan of Peppertree Forest Subdivision Section One of record in Book 6900 Pages 973, 974, 975, Register's Office for Davidson County, Tennessee 3) Covenants, conditions, restrictions reservations, easements liens for assessments, options powers of attorney, and limitations on title set forth in restrictions recorded in Book 7982, page 736 and amended in Book 8367 Page 501; Book 8757 Page 607; Book 9036 Page 719; Book 9157 Page 711; Book 9287 Page 698; Book 9455 Page 801; Book 9664 Page 162 and in any and allied instruments(s) referred to in said restrictions. 4) Charter of Peppertree Forest Homeowner's Association of record in Book 8757 Page 623.
> This is improved property known as 1008 Greystone Court, Antioch, Tennessee 37013-0000
> Being the same property conveyed to Manuel G. Jimenez and Neida Cabrera by deed of record from Michael T. Steely, in Instrument No. 20050607-0064568, Register's Office for Davidson County, Tennessee.

This is improved property known as 1008 Greystone Court, Antioch, Davidson County, Tennessee.

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said MANUEL GUERRERO JIMENEZ, his heirs, successors, and assigns, forever.

Witness my hand this 28 day of August, 2009.

Neida Cabrera

NEIDA CABRERA

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, a Notary Public in and for said County and State, the within named NEIDA CABRERA, the bargainor, with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 28th day of August, 2009.

NOTARY PUBLIC

My Commission Expires: 9/19/09

STEPHANIE J. WILLIAMS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires September 19, 2009