This Instrument Prepared by, & Return To:
Charles E. Reed, Attorney at Law
P.O. Box 150992
Nashville, TN 37215
Telephone: (615) 631-2075

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration for this transfer is $0.00

Affiant

Subscribed and sworn to before me, this 1st day of March, 2011

Notary Public
My commission expires: March 3, 2014

JOE CALVERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

BILL GARRETT, Davidson County
Trans:T20110013713 DEEDQC
Recvd: 03/07/11 15:25 3 pgs
Fees:17.00 Taxes:0.00
20110307-0018135

Address of New Owner:	Send Tax Bills to:	Assessor's Parcel ID:
Lilian Aguirre 2909 A, Anderson Road Nashville, TN 37217	NEW OWNER	150/05/0B/002.00 CO

QUITCLAIM DEED

For and in consideration of the sum of ten & no/100 dollars ($10.00) cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Sergio Yanez, unmarried, hereinafter referred to as Grantor, has bargained and sold, and does hereby transfer, convey, release and quitclaim to Lilian Aguirre, unmarried, hereinafter called the Grantee, her heirs and assigns, Grantor's entire right, title and interest in and to a certain tract of land, together with all improvements located thereon, described in Exhibit A, attached hereto and incorporated herein.

This instrument and the interest released and quitclaimed are subject to such limitations, restrictions and encumbrances as may affect the premises.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

This property is improved property known as: 2909 A, Anderson Road, Nashville, TN 37217

WITNESS my hand this 1st day of March, 2011

Sergio Yanez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Sergio Yanez, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 1st day of March, 2011

Notary Public

My Commission expires:

March 3, 2014

JOE CALVERT
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

LEGAL DESCRIPTION/ EXHIBIT A

Located in Davidson County, Tennessee. Unit Number 2, being a portion of Lot Number 355 on the Plan of Forrest View Park, Section 11, a Horizontal Property Regime, as of record in Book 3842, Page 238, Register's Office for Davidson County, Tennessee, and described in a Master Deed for 2909 Anderson Road Condominiums, recorded in Instrument No. 20030133-0005153, of the Register's Office for Davidson County, Tennessee, to which said reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Sergio Yanez, by Warranty Deed from HSBC USA, National Association, of record as Instrument No. 20050328-0052548, Register's Office for Davidson County, Tennessee.

Sergio Yanez and Sergio G. Yanez are one and the same person.

Also Being the same property quitclaimed by Sergio Yanez, unmarried, to H. Anthony Demian, Trustee, and similarly quitclaimed by Anthony Demian, Trustee, to Sergio Yanez, unmarried, and Lilian Aguirre, unmarried, of record as Instrument No. 20081023-0106185, Register's Office for Davidson County, Tennessee