THIS INSTRUMENT PREPARED UPON INFORMATION FURNISHED BY THE PARTIES

Davidson County DEEDQC
Recvd: 08/16/11 11:39 3 pgs
Fees:17.00 Taxes:0.00
20110816-0063143

This Instrument Prepared By and Returned To:
Foundation Title and Escrow, LLC
9045 Carothers Parkway, Suite 202
Franklin, TN 37067

QUITCLAIM DEED

ADDRESS NEW OWNER:
Isaac J. Garza
7604 Mint Leaf Drive
Nashville, TN 37221

SEND TAX BILLS TO:
SAME

MAP & PARCEL:
181010B11900 CO

We, **ISAAC J. GARZA, SAMMY JAMES GARZA, NARCISO GARZA, JR. AND WIFE, TERRI GARZA,** do hereby quitclaim and by these presents do transfer and convey all of our right, title and interest unto **ISAAC J. GARZA**, in and to the following tract of land in Davidson County, Tennessee described as follows:

Land in Davidson County, Tennessee, being Lot No. 145 on the Plan of Phase One, 2nd Addition to Sugar Valley, as shown by plat of record in Instrument No. 20050105-0001853, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete and accurate legal description.

Being the same property conveyed to Isaac J. Garza, Sammy James Garza, Narcisco Garza, Jr. and Terri Garza by deed from Isaac J. Garza, dated November 1, 2006 of record in Instrument Number 20061108-0139208, Register's Office of Davidson County, Tennessee. Reference made to prior deed of record in Instrument No. 200602230021198, said Register's Office.

This is improved property known as 7604 Mint Leaf Drive, Nashville, TN 37211.

IN WITNESS WHEREOF, we have hereunto set our hands on this the 9th day of August, 2011.

ISAAC J. GARZA

SAMMY JAMES GARZA

NARCISO GARZA, JR.

TERRI GARZA

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned notary public, of said state and county, Isaac J. Garza, Sammy James Garza, Narciso Garza, Jr. and wife, Terri Garza, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal on this 9th day of August, 2011.

Laurie M Harris
Notary Public

LAURIE M. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

My Commission Expires: 12-10-2012

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 9th day of August, 2011.

Laurie M Harris
Notary Public

My Commission Expires: 12-10-2012

LAURIE M. HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

I, Dawn D Chase do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Signature

State of TN
County of Williamson

Personally appeared before me, Laurie M. Harris notary public for this county and state Dawn D Chase who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

MY COMMISSION EXPIRES: 12-10-2012

Notary's Seal (If on paper)

(3) All electronic documents eligible for registration pursuant to this subsection are validly registered when accepted for recording by the county register. Electronic documents registered by county registers prior to July 1, 2007 shall be considered validly registered with or without the certification provided in subdivision (2).