This instrument prepared by:
Matt Maniatis
2874 Elm Hill Pike
Nashville TN 37214
615-366-1211

Send tax bills to:
Lilliam Rivera
1113 Traceton Cr.
Antioch TN 37013

Tax information:

Address of new owner:
1113 Traceton Cr
Antioch TN 37013

BILL GARRETT, Davidson County
Trans: T20120023599 DEEDQC
Recvd: 04/02/12 11:36 2 pgs
Fees: 12.00 Taxes: 0.00
20120402-0027552

State of Tennessee
County of Davidson

The actual consideration for this transfer or value of the property (whichever is greater) is $ 0

Juan A Aviles
Affiant

subscribed and sworn before me this 14th day of 2012.

Angela V. Dobbins
notary public

ANGELA V. DOBBINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

my commission expires 5-8-12

QUITCLAIM DEED

THIS INDENTURE, made this 14TH day of March, 2012 between Juan A Aviles hereinafter referred to as the "Grantor" and Lilliam Rivera hereinafter referred to as "Grantee."

WITNESSETH:

Grantor, as part of the Marital Dissolution Agreement incorporated in the Final Decree of Divorce entered in the Circuit Court of Davidson County, Tennessee, 14TH day of March, 2012 Docket No.: _____, and for other good and valuable consideration, has released and quit claimed, and does hereby bargain, sell remise, release and quitclaim unto the Grantee, the following described premises, to wit:

Being lot No. 265 on the plan of Forest View Park Section VIII of record in plat book 6900 page 633 register's office for Davidson County TN to which plat reference is hereby made for a more complete description. Being the same property conveyed to the grantor's by deed of record in instrument 20090217 0013149 said register's office.

NOW, THEREFORE, the Grantor does hereby transfer and convey, quitclaim and assign forever, all of his/her rights, title and interest in and to the above describe real property. M/P 150090 A 11100 CO

FURTHER, the Grantee indemnifies the Grantor from any continuing liability on the above-described real property to include any judgments for deficiency from a foreclosure action.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.

Juan A Aviles
Grantor

STATE OF Tennessee)
COUNTY OF Davidson)

Personally appeared before me, a notary public in and for said County and State, the within Grantor, Juan A Aviles, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she/he executed the within instrument for the purposes therein contained.

Angela V. Dobbins
NOTARY PUBLIC

March 14, 2012
Date

My commission expires: 5-9-12

ANGELA V. DOBBINS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY