BILL GARRETT, Davidson County
Trans:T20120025573 DEEDQC
Recvd: 04/09/12 12:23 2 pgs
Fees:12.00 Taxes:0.00
20120409-0029998

This instrument prepared by:
**DOMINIC J. LEONARDO**
Attorney at Law
603 Woodland Street
Nashville, TN 37206-4211
(615) 259-1214

**This firm did not conduct a title search, issue a title opinion letter, or issue the title insurance regarding the sale of this property.**

# QUIT CLAIM DEED

| ADDRESS OF NEW OWNER: | SEND TAX BILLS TO: | MAP & PARCEL NO. |
|---|---|---|
| Eli Garcia | Same | 164-16-0.A.069.00.CO |
| 781 Rucker Lane | | |
| Murfreesboro, TN 37128 | | |

**FOR AND IN CONSIDERATION** of $0.00 and other good and valuable consideration, I, **DIANE O. GARCIA,** by these presents do hereby quitclaim and convey unto **ELI GARCIA,** and his heirs, successors and assigns, all my right, title and interest in and to the following described tract of land:

LAND in Davidson County, Tennessee, being Lot 127, Section Three, Meadow Woods of record in Instrument No. 20000921-0094039, 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 Eli Garcia and wife, Diane Garcia, by deed from Department of Housing and Urban Development and recorded in Instrument No. 20060103-0000503, Register's Office for Davidson County, Tennessee.

This is improved property known as 808 Stone Flower Court, Antioch, TN 37013.

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

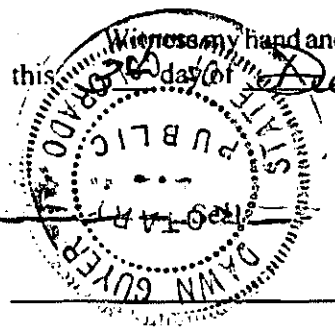
Witness my hand this 3rd day of December, 2011.

DIANE O. GARCIA

STATE OF Colorado
COUNTY OF Adams

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor, DIANE O. GARCIA, with whom I am personally acquainted, or proved to me based upon satisfactory information, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at 17021 Bennett St Parker Co this 30th day of December, 2011.



NOTARY PUBLIC AT LARGE
My Commission Expires:

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

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

AFFIANT

Sworn to and subscribed before me this
____ day of ____, 2011.

NOTARY PUBLIC AT LARGE
My Commission Expires:

Seal

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Affiant
Subscribed and sworn before me this the
9th Day of April, 2012
Deputy Register