#17621
41966

FROM: Marlene Miranda

TO: Jose M. Miranda Gonzalez, Rocio Miranda and Ismael Miranda

Davidson County DEEDQC
Recvd: 07/24/12 12:51 2 pgs
Fees:12.00 Taxes:0.00
20120724-0064962

QUITCLAIM DEED

Address of New Owner:
Jose M. Miranda Gonzalez
137 Ocala Drive
Antioch, TN 37013

Send Tax Bills To:
Owner

Map & Parcel:
162-06-0 365.00

THIS INSTRUMENT WAS PREPARED BY

Guaranty Title and Escrow Co.
721 President Place #100
Smyrna, TN 37167

Prepared from information furnished by the parties

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

The actual consideration or value, whichever is greater, for this transaction is
$ -0-

affiant

Subscribed and sworn to before me, this the 19th day of July, 2012.

PHILIP ELLIS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

Notary Public
Commission Expires: 5/23/16

I, **Marlene Miranda** do hereby quitclaim to **Jose M. Miranda Gonzalez, Rocio Miranda and Ismael Miranda,** their Heirs and Assigns, all my rights, title and interest in the following land located in Davidson County, Tennessee described as follows: To-Wit:

Land in **Davidson** County, Tennessee, being Lot No. **49** on the Plan of **Bess Estates**, Section 1 of record in Plat Book **4460**, Page **154**, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to Jose M. Miranda Gonzalez, Rocio Miranda, Ismael Miranda and Marlene Miranda by deed being recorded 9/18/08 in Instrument 20080918-0095313, said Register's Office.

This is improved property known as: 137 Ocala Drive Antioch, TN 37013

Witness my hand this the 19th day of July, 2012.

Marlene Miranda

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 Marlene Miranda , with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Antioch, Tennessee this 19th day of July, 2012.

Notary Public

Commission expires: 5/23/16

PHILIP ELLIS STATE OF TENNESSEE NOTARY PUBLIC RUTHERFORD COUNTY

I, Philip Ellis, 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 Tennessee

County of Rutherford

Personally appeared before me, Lori Holloway, a notary public for this county and state, Philip Ellis 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: 6/21/15.

Notary's Seal (If on paper)

LORI HOLLOWAY
STATE OF TENNESSEE
NOTARY PUBLIC
RUTHERFORD COUNTY