BILL GARRETT, Davidson County
Trans:T20120057999 DEEDQC
Recvd: 08/06/12 12:13 2 pgs
Fees:12.00 Taxes:0.00
20120806-0069722

Prepared by:
Lehman Title & Escrow, LLC
1646 Westgate Circle, Suite 102
Brentwood, TN 37027

PREPARER OF THIS DOCUMENT MAKES NO WARRANTIES AS TO TITLE ON THE PROPERTY HEREIN CONVEYED. THIS DEED WAS PREPARED FROM INFORMATION FURNISHED TO PREPARER AND PREPARER MAKES NO WARRANTIES AS TO THE ACCURACY OF INFORMATION FURNISHED.

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills to:	Map & Parcel:
Juan C. Bermudez	SunTrust Bank	147-6-86
4811 Overcrest Drive	201 4th Avenue North	
Nashville, TN 37211	Nashville, TN 37219	

FOR AND IN CONSIDERATION OF Ten Dollars ($10.00) cash in hand paid, the receipt of which is hereby acknowledged, Juan C. Bermudez, married and wife, Flor Bermudez by these presents does hereby quitclaim, transfer and convey unto Juan C. Bermudez and wife, Flor Bermudez all their rights title and interest in and to the following described tract of land:

Being Lot No. 30 on the Plan of Section I, Battery Crest, of record in Book 2900, page 91, Register's Office for Davidson County, Tennessee.

Said Lot No. 30 fronts 80 feet on the West side of Overcrest Drive and extends back 368.06 feet on the north line and 367.63 feet on the south line to a dead line in the rear on which it measures 153.76 feet.

Being the same property conveyed to Juan C. Bermudez, married by deed from Theresa H. Kirkland which deed is recorded in Instrument No. 20010502-0044341, Register's Office for Davidson County, Tennessee.

This conveyance is subject to all matters appearing of record in the Register's Office for Davidson County, Tennessee.

This is improved property commonly known as: 4811 Overcrest Drive, Nashville, TN 37211

Witness our hands this the 27th day of July, 2012.

Juan C. Bermudez

Flor Bermudez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear that value or consideration for this transfer whichever is greater is $0-.

Affiant

BRENDA R. LEHMAN
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Sworn to and subscribed to before me, this the 27th day of July, 2012

Brenda R Lehman
Notary

Commission Expires: 3/8/15

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Juan C. Bermudez and wife, Flor Bermudez the within named bargainor(s), with whom I am personally acquainted (or proved to be on the basis of satisfactory evidence), and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand and seal at office this 27th day of July, 2012.

My Commission Expires: 3/8/2015

Brenda R Lehman
Notary Public

