BILL GARRETT, Davidson County
Trans:T20130019577 DEEDQC
Recvd: 03/11/13 11:45 2 pgs
Fees:12.00 Taxes:0.00
20130311-0023893

This Instrument Prepared by:
REBECCA S. MONTGOMERY
Attorney at Law
4525 Harding Road, Suite 200
Nashville, TN 37205

The actual consideration or value whichever is greater for this transfer is $ NONE.

AFFIANT

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Sworn to and subscribed before me
This 8th day of May, 2012.

NOTARY PUBLIC

My Commission Expires:
3-8-2016

REBECCA S. MONTGOMERY STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 8, 2016

QUITCLAIM DEED

ADDRESS OF NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
Ana Maria Cruz 225 Garner Ave. Madison, Tennessee 37115	Ana Maria Cruz 225 Garner Ave. Madison, Tennessee 37115	43-05-160

FOR AND IN CONSIDERATION of ($1.00), cash in hand paid, the receipt of which is hereby acknowledged, I, ARTURO CRUZ, by these presents do hereby quitclaim and convey unto ANA MARIA CRUZ, to her 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 No. 26 and the westerly 45 feet of Lot No. 25 on Block "B" on the Map of Kenneston Estates as recorded in Plat

Book 843, page 83, Registrar's Office for Davidson County, Tennessee to which Plan reference is hereby made for a more complete and accurate description.

Being the same property conveyed to Arturo Cruz by deed from Karen R. England and husband, Scott E. England of record in Instrument No. 20000907-0088599, Registrar's Office for Davidson County, Tennessee.

THIS conveyance is subject to any and all existing easements, restrictions and building setback lines of record.

Witness my hand this 8th day of May, 2012.

Arturo Cruz

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Arturo Cruz, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this 8th day of May, 2012.

NOTARY PUBLIC

My Commission Expires: 3-8-2016

REBECCA S. MONTGOMERY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TENN.
My Commission Expires MAR. 8, 2016