THIS INSTRUMENT PREPARED BY:
Richard A. Northcutt, Attorney
217 Pineway Drive
Nashville, TN 37217

BILL GARRETT, Davidson County
Trans:T20130069913 DEEDQC
Recvd: 08/14/13 10:33 1 pgs
Fees:12.00 Taxes:0.00
20130814-0085271

STATE OF TENNESSEE
COUNTY OF Davidson
The actual consideration or value, whichever is greater, for the transfer is $-0-.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 12th DAY OF August, 2013.

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

Notary Public
My Commission Expires: 8/23/16
(AFFIX SEAL)

FROM:
Mery Pereira Fuentes

TO:
Monica Ergueta-Segraves

ADDRESS OF NEW OWNER:
Monica Ergueta-Segraves
5408 Regan Run
Antioch, TN 37013

SEND TAX BILLS TO:
NEW OWNER

MAP-PARCEL NO.:
PARCEL ID: 13305003600

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF the sum of Ten Dollars, cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, Mery Pereira Fuentes, unmarried, hereinafter called the GRANTORS, have bargained and sold, and by these presents do transfer and convey unto Monica Ergueta-Segraves, married, hereinafter called the GRANTEES, their heirs and assigns all their right, title, and interest in and to that certain tract or parcel of land described as follows, to wit:

Being Lot No. 386 on the Plan of Sunrise Heights Addition, as of record in Book 421, Page 46, Register's Office for Davidson County, Tennessee.

Said Lot No. 386 fronts 50 feet on the southerly side of Veritas Street and runs back between parallel lines 150 feet to a dead line in the rear.

BEING the same property conveyed to Mery Pereira Fuentes by deed from Philip S. Segraves and wife, Monica Ergueta-Segraves, of record in Instrument 20120306-0019593, dated March 3, 2012, Register's Office for said County

This conveyance is subject to any and all, recorded and unrecorded, zoning regulations, building restrictions and setback lines, easements and rights of way for public utilities.

The street address of the Real Property is 531 Veritas Street, Nashville, TN 37211 ,
____ Unimproved/ _X_ Improved real property.

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, GRANTORS have caused this QUITCLAIM DEED to be executed on this 12th day of August, 2013.

GRANTORS -

Mery Pereira Fuentes

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 Mery Pereira Fuentes, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal at Nashville, Tennessee, this 12th day of August, 2013.

My Commission Expires: 8/23/16

Notary Public

PATRICIA NICHOLLS STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.