BILL GARRETT, Davidson County
Trans: T20140056486 DEEDQC
Recvd: 08/04/14 11:09 2 pgs
Fees: 12.00 Taxes: 0.00

20140804-0069556

RECORD AND RETURN TO:
Limestone Title and Escrow, LLC
5200 Maryland Way, Ste. 202
Brentwood, TN 37027

QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0.
Ever Velasquez, **Affiant**
Subscribed and sworn before me this the
4 **Day of** Aug., 2014.
Abby Gill, **Deputy Register**

STATE OF TENNESSEE
COUNTY OF _____

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

_____
AFFIANT

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE ____ day of August, 2014.

_____
NOTARY PUBLIC

My commission expires: _____

THIS INSTRUMENT PREPARED BY:
Limestone Title and Escrow, LLC, 5200 Maryland Way, Suite 202, Brentwood, TN 37027

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Olimpia E. Molina 4032 Coleridge Dr. Antioch, TN 37013	Same Address as new Owner	Map 162-2 Parcel 204

FOR AND IN CONSIDERATION of the sum of TEN and NO/100 ($10.00) DOLLARS, cash in hand paid by the hereinafter named Grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged; the undersigned, **EVER N. VELASQUEZ**, hereinafter called the Grantor, has quitclaimed and sold and by these presents does hereby quitclaim all his right, title and interest unto **OLIMPIA E. MOLINA**, hereinafter called the Grantee, her heirs and assigns forever, that certain parcel of real estate situated in Davidson County, Tennessee, and being further described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 190 on the Plan of Colewood Acres, of record in Plat Book 4175, page 45, as amended in Book 4404, page 571, Register's Office for Davidson County, Tennessee.

Said Lot No. 190 fronts 75.0 feet on the northeasterly margin of Coleridge Drive and extends back 205.9 feet on the northwesterly line and _____ feet on the southeasterly line to a line in the rear on which it measures 75.08 feet.

Being the same property conveyed to Olimpia E. Molina and Ever N. Velasques, as joint tenants with right of survivorship, by Warranty Deed from Loren W. Johnson and wife, Betty Jo Johnson, of record in Instrument No. 20070720-0086418, Register's Office for Davidson County, Tennessee.

More commonly known as 4032 Coleridge Drive, Antioch, TN 37013.

This deed was prepared based on information from the parties and the current deed of record at time of preparation. No title search was performed, and preparer makes no warranty as to status of title at time of preparation.

WITNESS OUR HAND, this 2nd day of August, 2014.

Ever Velasquez
EVER N. VELASQUEZ

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, a Notary Public, Ever N. Velasquez, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, this the 2nd day of August, 2014.

Notary Public

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My commission expires: My Commission Expires September 11, 2017