BILL GARRETT, Davidson County
Trans:T20150036123 DEEDQC
Recvd: 05/11/15 10:26 2 pgs
Fees:12.00 Taxes:0.00
20150511-0042786

PREPARED BY AND RETURN TO:
M. Todd Jackson, Attorney
3326 Aspen Grove Drive, Ste. 400
Franklin, TN 37067
Ph. (615) 778-9828 Fax (615) 778-3134

ADDRESS OF NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
La Tierra Prometida LLC 2604-C Nolensville Pk Nashville, TN 37211	New Owner

TAX MAP - PARCEL NUMBERS: 162-10-0-221.00

Quitclaim Deed

FOR AND IN CONSIDERATION of One Dollar ($1.00) cash in hand paid, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged, **Max Enterprises, Inc.,** has this day bargained and sold, and by these presents does hereby quitclaim and convey unto **La Tierra Prometida LLC,** its successors and assigns, all of its right, title and interest in and to the following described tract of land located in Davidson County, Tennessee, and being further described as follows, to-wit:

Being Lot no. 94 on the Plan of Hickory View, Section Four of record in Plat Book 6900, page 373, Register's Office for Davidson County, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Max Enterprises, Inc. by Warranty Deed from Lolinda Guarin, husband and wife, Leigh D. Guarin dated September 22, 2014 and recorded September 26, 2014 of record in Instrument no. 20140926-0088780 Register's Office for Davidson County, Tennessee.

This property commonly known as: **221 Ash Grove Drive Nashville, TN 37211**

WITNESS MY HAND on this the 10th day of January 2015.

Oscar Quinones, President

STATE OF TENNESSEE COUNTY OF Davidson

Before me, Diana Galvan, a Notary Public of said State and County aforesaid, personally appeared **Oscar Quinones** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be **President** of **Max Enterprises Inc.**, the within named bargainor, a corporation, and that he as such **President**, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as **President**.

WITNESS MY HAND AND OFFICIAL SEAL, this the 10th day of January 2015.

My commission expires: 1/8/19

Notary Public

DIANA GALVAN
STATE OF TENNESSEE
(Seal) NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 1-8-2019

STATE OF TENNESSEE COUNTY OF Williamson

I HEREBY SWEAR OR AFFIRM that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

WITNESS MY HAND AND OFFICIAL SEAL, this the ___ day of January, 2015.

Affiant

SWORN TO AND SUBSCRIBED BEFORE ME, this the ____ day of January, 2015.

My commission expires:

SUZANNE THOMAS
TENNESSEE
NOTARY
PUBLIC
My Comm Exp.
March 18 2019
COUNTY OF RUTHERFORD

Notary Public (Seal)