This instrument prepared by:

Brian O. Bowhan, Attorney
4741 Ironsdale Drive #118
Nashville, TN 37220

New owner's address
Clarissa Diane Medina
9153 Sawyer Brown Road
Nashville, TN 37221

Send tax bills to:
Same

Map-parcel numbers:
MAP 142-9H
PARCEL 18

QUIT CLAIM DEED

FOR AND CONSIDERATION of a Marital Dissolution Agreement, and a Final Decree of Divorce (and no monetary consideration) heretofore entered in the Chancery Court for Wilson County, Tennessee, in Case No. 2015-CV-90, and for the express purpose of creating a fee simple absolute title in my former Wife, CLARISSA DIANE MEDINA, hereinafter called "GRANTEE"), I, FIDENCIO MEDINA, JR., GRANTOR, by these presents do hereby quitclaim, transfer, convey unto my former Wife, CLARISSA DIANE MEDINA, the following described tract or parcel of land in Davidson County, Tennessee, to wit:

Land in Davidson County, Tennessee, being Unit No. 9153, together with The Carport designated No. 9153-C, in River Plantation, Section IX, Phase I, Phase I, a Condominium, a Horizontal Property Regime, located on Sawyer Brown Road, Bellevue, Plantation, Section IX, Phase I, Condominium Apartments, Davidson County, Tennessee, and described in a Master Deed recorded in Book 8061, page 341, et seq. Register's Office for Davidson County, Tennessee, to which reference is hereby made. The easements, restrictive covenants, conditions and regulations imposed upon the relating to the apartments, property, co-owners and tenants of River Plantaion, Section IX, Phase I, Condominium Apartments, contained in the Master Deed and By-Laws appended thereto, recorded in Book 8061, pages 341-356, Register's Office for Davidson County, Tennessee, are incorporated in this deed by reference and made a part hereof the same as though copied herein. This conveyance is also subject to the Covenants, Conditions and Restrictions for the River Plantation Sections 8-11 Umbrella Association, Inc. of record in Book 7389, page 924, Register's Office for said County.

Being the same property conveyed to CLARISSA DIANE MEDINA AND HUSBAND, FIDENCIO MEDINA, JR., by deed from KAREN M MARQUARDT, unmarried, in Book 10593, Page 185, Register's Office for Davidson County, Tennessee.

GRANTOR COVENANTS WITH THE SAID GRANTEE that she is lawfully seized and possessed of said land in fee simple, has good right to convey it and the same is unencumbered, except as follows:

1. Real estate taxes for the current year, which have be prorated by the parties and assumed by Grantee.
2. Matters shown on the Plan of River Plantation Section IX Phase I of record in Book 7900, page 98, Register's Office for Davidson County, Tennessee.

This is improved property commonly known as 9153 Sawyer Brown Road, Nashville, TN 37221.

BILL GARRETT, Davidson County
Trans:T20150047414 DEEDQC
Recvd: 06/15/15 14:23 2 pgs
Fees:12.00 Taxes:0.00
20150615-0056741

AND NOW, THEREFORE, I, the said FIDENCIO MEDINA, JR., Grantor, for the express purpose of carrying out the intent of this conveyance, as above set out, do hereby quitclaim, transfer, and convey unto Grantee, CLARISSA DIANE MEDINA, her heirs and assigns, IN FEE SIMPLE ABSOLUTE all my right, title and interest, with the appurtenances, estate, title thereto belonging in the said property hereinabove described And set forth, to which reference is here made and said property is conveyed subject to the same limitations, restrictions and encumbrances as may affect the premises, as above set forth.

Witness my hand this 8th day of May, 2014.

Fidencio Medina, Jr.

The actual consideration of value, whichever is greater, for this transfer is $ 0

ACKNOWLEDGMENT

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

Personally appeared before me, MARILYN A. BYRD, a Notary Public in and for said County and State, Fidencio Medina, Jr., the within named bargainer, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence), whom acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand and official seal at, NASHVILLE Tennessee, this 8th day of May, 2014.

Marilyn A. Byrd My commission expires: 3-7-2017.
Notary Public

MARILYN A. BYRD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

AFFIDAVIT

STATE OF TENNESSEE]
COUNTY OF DAVIDSON]

This transfer is in implementation of a property settlement agreement between divorcing parties.

Fidencio Medina, Jr.

Subscribed and sworn to before me this 8th day of May, 2014.

Marilyn A Byrd My commission expires: 3-7-2017.
Notary Public

MARILYN A. BYRD STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY