BILL GARRETT, Davidson County
Trans:T20150052924 DEEDQC
Recvd: 07/01/15 10:08 1 pgs
Fees:12.00 Taxes:0.00
20150701-0063525

This Instrument Prepared by & Return to: Fearnley, Martin & McDonald, PLLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Maria Loza** ("Grantor"), , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Maria del Refugio Loza,** (Grantee), all of her rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 154 of an unrecorded plan in Block 13 of a recorded plan known as Anderson Estates of record in Book 1130, Page 37, Register's Office for Davidson County, Tennessee, described as follows:

Said lot begins at a point in the easterly margin of Scalf Drive, 210 feet from a monument on the northeast corner of Scalf Drive and Roosevelt Drive; thence eastwardly 165.4 feet between the common lines of Lots Nos. 154 and 155 to a point at the common corner of Lots Nos. 154, 155, 126 and 128; thence northwardly 50 feet between the common lines of Lots Nos. 128 and 154 to a point at the common corner of Lots Nos. 218, 129, 153 and 154; thence westwardly 166 feet between the common lines of Lots Nos. 153 and 154 to a point in the easterly margin of Scalf Drive; thence southwardly 55 feet along said margin to the point of beginning.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20150202-0009274** in said Register's Office.

IN TESTIMONY WHEREOF I/we have executed this instrument the 25 day of **June, 2015.**

Maria M. Loza
Maria Loza

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Maria Loza,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at offioe this 25 day of **June, 2015.**

Jessica Niazi
NOTARY PUBLIC

JESSICA NIAZI
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 1-9-16

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$10.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 25th day of **June, 2015.**

Memorie White
NOTARY PUBLIC

MEMORIE WHITE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

MY COMMISSION EXPIRES: 7.3.17

PROPERTY ADDRESS:	308 Scalf Drive, Madison, TN 37115
TAX PARCEL NO.:	043-07-0-013.00
PROPERTY OWNER:	**Maria del Refugio Loza**
OWNER'S ADDRESS:	218 Duling Ave, Madison, TN 37115
MAIL TAX BILLS TO:	**Maria del Refugio Loza** 218 Duling Ave, Madison, TN 37115