BILL GARRETT, Davidson County
Trans:T20150090028 DEEDQC
Recvd: 10/22/15 09:59 2 pgs
Fees:12.00 Taxes:0.00
20151022-0107489

Return To:
McCann & Hubbard
1804 Williamson Ct, Suite 201
Brentwood, TN 37027
615-377-3319

THIS INSTRUMENT
PREPARED BY:
McCann & Hubbard
1804 Williamson Court, Suite 201
Brentwood, Tennessee 37027

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

The actual consideration or value,
whichever is greater, for this transfer is $0.00.

Maria Mata
AFFIANT

Subscribed and sworn to before me
this 7th day of October, 2015.

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NOTARY PUBLIC

My Commission Expires: COMMISSION EXPIRES JUNE 25, 2019

ADDRESS OF NEW OWNER:
Miguel Cordero Perez
Maria Isabel Velazquez
2115 26th Avenue North
Nashville, TN 37208

SEND TAX BILLS TO:
New Owner

Map/Parcel: 08106048100

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, for the purpose of correcting the name of a vested owner, **Maria Isable Mata,** Grantor, hereby quitclaims and conveys all her right, title and interest to the hereinafter described property to **Miguel Cordero Perez and wife, Maria Isabel Mata Velazquez,** Grantee. Said property conveyed herein is described as follows:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHEASTERLY 52.6 FEET OF LOT NO. 24 ON THE PLAN OF J. MATT WILLIAM'S SUBDIVISION OF LOT NO. 8 OF THE HARDING BOSLEY TRACT, AS OF RECORD IN BOOK 332, PAGE 54, REGISTER'S OFFICE FOR SAID COUNTY.

SAID PART OF LOT NO. 24 FRONTS 52.6 FEET ON THE WESTERLY SIDE OF 26TH AVENUE NORTH, FORMERLY BECK SPRING ROAD, AND EXTENDS BACK FROM THE MARGIN OF SAID AVENUE 150 FEET TO A DEAD LINE IN THE REAR MEASURING 52.6 FEET, CONTAINING 7,890 FEET, 0.18 ACRES MORE ORE LESS.

Being the same property conveyed to Miguel Cordero Perez and wife, Maria Isable Mata, by Warranty Deed from Patricia G. Stewart, unmarried, of record in Instrument No. 20120214-0012882, Register's Office for Davidson County, Tennessee.

The name of the Grantee Maria Isable Mata being incorrectly stated on the above stated Deed, this Deed is executed to correct that name.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may affect the premises.

Grantor makes no warranties as to the state of the title to the property but acquits any claim that Grantor has to said property and for that purpose thereof, makes this conveyance to Grantee.

This instrument has been prepared based solely upon information provided by the parties, and without the benefit of a title search.

IN WITNESS WHEREOF, the said party has hereunto set his signature on this the 7th, day of October, 2015.

Maria Mata
MARIA ISABLE MATA

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Maria Isable Mata**, being one and the same as Maria Isabel Mata Velazquez, whom I am personally acquainted, (or whose identity was proved to me on the basis of satisfactory evidence) who executed the foregoing instrument for the purposes herein contained.

Witness my hand and seal, at office, this 7th day of October, 2015.

Notary Public

My Commission Expires:

RUSSELL J. McCANN
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON
COMMISSION EXPIRES JUNE 25 2017