BILL GARRETT, Davidson County
Trans:T20160030711 DEEDQC
Recvd: 04/15/16 10:34 1 pgs
Fees:12.00 Taxes:0.00
20160415-0036212

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater, for this transfer is $-0.

Affiant

Subscribed and sworn to before me, this 11th day of April, 2016.

Notary Public

My commission expires: 11/5/2018

STACEY DENSON PALMER NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY My Commission Expires NOV. 5, 2018

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

**THIS INSTRUMENT WAS PREPARED BY:**
SIGNATURE TITLE SERVICES, LLC
4751 TROUSDALE DRIVE, SUITE 111
NASHVILLE, TN 37220

# QUITCLAIM DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers: |
|---|---|---|
| **KAREN PATRICIA CALDERON** | **FIONA VAUGHAN** | **188100A02300CO** |
| **1571 RIDGEMONT DRIVE** | **1016 CAROLYN CIRCLE** | |
| **LAVERGNE, TN 37086** | **HENDERSONVILLE, TN 37075** | |
| | | |

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **ARMANDO CALDERON OLVERA AND KAREN PATRICIA CALDERON** , " GRANTOR(S)", by these presents, does hereby quitclaim and convey unto **KAREN PATRICIA CALDERON,** herein called "GRANTEE(S)", their successors, heirs and assigns all of his rights, title and interests in and to a certain tract or parcel of land in **DAVIDSON, Tennessee.**

Land in Davidson County, Tennessee, being Lot No. 23 on the Plan of Carothers Crossing, Phase 2, Section 1, Lots 21-61 Final Plat Subdivision of record in Instrument No. 20070807-0093924, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Armando Calderon Olvera and Karen Patricia Calderon from Keith D. Covington, married, by Warranty Deed dated January 29, 2016 and of record in Instrument No. 20160203-0010448, Register's Office for Davidson County, Tennessee.

This is **unimproved** property known as: 2109 Glen Haven Drive, Nolensville, TN 37135.

WITNESS my/our hand(s) this 11th day of April, 2016.

Armando Calderon Olvera
**ARMANDO CALDERON OLVERA**

**KAREN PATRICIA CALDERON**

**STATE OF TENNESSEE**
**COUNTY OF DAVIDSON**

Personally appeared before me, a Notary Public of said County and State, **ARMANDO CALDERON OLVERA AND KAREN PATRICIA CALDERON,** the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 11th day of April, 2016.

Notary Public

My Commission Expires: 12-22-19

ELIZABETH LEONBERGER NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY My Commission Expires DEC. 22, 2019