QUIT CLAIM DEED	STATE OF TENNESSEE) COUNTY OF DAVIDSON) THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS ZERO DOLLARS. Angel Martin Juca Davila SUBSCRIBED AND SWORN TO BEFORE ME THIS 26th DAY OF September, 2016 Notary Public MY COMMISSION EXPIRES: March 3, 2020 (AFFIX SEAL)

BILL GARRETT, Davidson County
Trans: T20160087547 DEEDQC
Recvd: 10/05/16 09:58 2 pgs
Fees: 12.00 Taxes: 0.00
20161005-0105032

MARTHA ZENDLOVITZ EMESON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY My Commission Expires MAR. 3, 2020

THIS INSTRUMENT WAS PREPARED BY
Martha Zendlovitz, Attorney at Law, P.O. Box 120376, Nashville, Tennessee 37212

NAME		ADDRESS
ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
H. MARIA RUEDA	FIDELITY BANK	147-08-0-050.00
(NAME)	(NAME)	
4835 Humber Drive	3 Corporate Square, Suite 500	
(INSERT ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37211	Atlanta, GA 30329	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION of the sum of Zero Dollars ($-0-), in accordance with the terms and conditions of the Marital Dissolution Agreement entered into by and between the parties in the Circuit Court for Davidson County, Tennessee, in the cause of Angel Martin Juca Davila a/k/a Angel Martin Juca vs. Hilda Maria Rueda a/k/a Hilda Maria Rueda Justillo, Docket Number 16D658, I, Angel Martin Juca Davila, hereby transfer and by these presents do remise, release and quitclaim to H. (Hilda) Maria Rueda, her heirs, successors and assigns, any and all of my right, title and interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Land in Davidson County, Tennessee, being Lot No. 60 on the Map of Beverly Heights, Section II, as of record in Book 2331, page 42, Register's Office for said County.

Said Lot No. 60 fronts 100 feet on the westerly side of Humber Drive, and runs back between lines, 195 feet on the northerly line and 218 feet on the southerly line, to a line in the rear on which it measures 102.7 feet.

Being the same property conveyed to H. Maria Rueda by deed from James J. Reese, Jr., datedMay 27, 2011, of record in Instrument Number 20110602-0042120, Register's Office for said County.

Being the same property conveyed to James J. Reese, Jr., by deed from John Phillip Racht and Stephen Daniel Racht and David Austin Racht and Paula Racht Patterson and William Racht and Abigail Racht and Kristen Racht, devisees under the Will of Helen S. Racht,

deceased, dated November 19, 2010, of record in Instrument Number 20101206-0097047, Register's Office for said County.

This is improved property known as 4835 Humber Drive, Nashville, Tennessee, 37211.

This instrument and the interest hereby released and quitclaimed is subject to any and all restrictions and easements of record.

IN WITNESS WHEREOF I have hereunto set my hand this 26th day of September, 2016.

Angel Martin Juca Davila

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, the undersigned, a Notary Public in and for the aforesaid County and State, Angel Martin Juca Davila, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, after first being duly sworn, acknowledged that he executed the foregoing QUITCLAIM DEED for the purposes therein contained.

Witness my hand and official seal in Nashville, Tennessee, this the 26th day of September, 2016.

MARTHA ZENDLOVITZ EMESON
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires MAR. 3, 2020

Notary Public
My Commission Expires: March 3, 2020