QUITCLAIM DEED

EMILY MARGARET CROWDER
TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON

State of Tennessee
County of Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 27th DAY OF DECEMBER, 2016.

Notary Public

MY COMMISSION EXPIRES: 5-5-2020

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Lehman Title & Escrow, LLC, 1646 Westgate Circle, Suite 102, Brentwood, TN 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Belinda Martinez	Belinda Martinez	15002004000
(NAME)	(NAME)	
578 Moss Landing Drive	578 Moss Landing Drive	
(ADDRESS)	(ADDRESS)	
Antioch, TN 37013	Antioch, TN 37013	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of Ten Dollars ($10.00), cash in hand paid by the hereinafter named Grantee(s), and other good and valuable considerations, the receipt of which is hereby acknowledged, We, **Santos Rivera and Belinda Martinez,** hereinafter called the Grantor(s), have quitclaimed unto **Belinda Martinez,** hereinafter called the Grantee(s), her assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 9 on the plan of Edge-O-Lakes Estates, Section 18, of record in Book 4675, Page 84, Register's Office for Davidson County, Tennessee, to which plan reference is hereby made for a more complete and accurate description thereof.

Being the same property conveyed to Santos Rivera and Belinda Martinez by Quitclaim Deed from Santos Rivera, recorded on December 18, 2014, of record in Instrument No. 20141218-0115985, said Register's Office.

INFORMATION PROVIDED BY PARTIES. NO WARRANTY IS PROVIDED AS TO THE ACCURACY OF THIS INFORMATION.

This conveyance is further subject to (1) all applicable zoning ordinances (2) utility, sewer, drainage and other easements of record, (3) all subdivision/condominium assessments, covenants, bylaws, restrictions, declarations and easements of record, (4) building restrictions, and (5) other matters of public record.

unimproved ☐

This is improved ☑ property, known as 578 Moss Landing Drive, Antioch, TN 37013
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

BILL GARRETT, Davidson County
Trans: T20160114003 DEEDQC
Recvd: 12/28/16 10:50 2 pgs
Fees: 12.00 Taxes: 0.00

20161228-0136208

Witness my/our hands this 27th day of December, 2016.

Belinda Martinez — 12/27/16

Belinda Martinez — Date

Santos Rivera — 12-27-16

Santos Rivera — Date

State of Tennessee
County of Williamson

Personally appeared before me Santos Rivera and Belinda Martinez, with whom I am personally acquainted, and who acknowledged that they executed the foregoing instrument for purposes therein contained.

WITNESS my hand and seal this 27th day of December, 2016.

Notary Public
My Commission Expires: 11/3/17

J. TRENT LEHMAN
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

RETURN TO:
Lehman Title & Escrow, LLC
1646 Westgate Circle, Suite 102
Brentwood, TN 37027

File No.: 11802