BILL GARRETT, Davidson County
Trans:T20170027032 DEEDQC
Recvd: 03/30/17 15:26 2 pgs
Fees:12.00 Taxes:0.00
20170330-0031244

Prepared By:
Tennessee Title Services, LLC
7000 Executive Center Drive
Suite 290
Brentwood, TN 37027
File #17-0046

QUITCLAIM DEED

THIS INSTRUMENT HAS BEEN PREPARED FROM INFORMATION FURNISHED BY THE PARTIES

ADDRESS NEW OWNER(s)	SEND TAX BILLS TO	MAP & PARCEL
Karelys Osuna Esquijarosa and Jose Ricardo Ruiz Valdes 2908 Glenway Drive Nashville, TN 37221	NEW OWNER	142-16-0D-006.00-CO

FOR AND IN CONSIDERATION of the sum of Ten dollars and no/100 ($10.00), cash in hand paid by the Grantee(s) and other good and valuable considerations accepted as cash, the receipt and sufficiency of which is hereby acknowledged, **Karelys Osuna Esquirosa (correctly known as Karelys Osuna Esquijarosa*),** has this day bargained and sold, and does hereby transfer and convey unto the said **Karelys Osuna Esquijarosa and husband, Jose Ricardo Ruiz Valdes**, for the purpose of creating a tenancy by the entirety, the Grantee(s) herein, their (successors), heirs and assigns, all her right title and interest in certain real estate in Davidson County, Tennessee as follows:

Land in Davidson County, Tennessee, being Lot No. 35 on the Plan of Final Plat, Devon Glen, Phase I of record in Plat Book 7900, Page 457, in the 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 Karelys Osuna Esquirosa, by Warranty Deed from Trisha Kassner and Ryan Kassner, Wife and Husband, dated the 21st day of February, 2017, of record in Instrument number 20170224-0018520, Register's Office for Davidson County, Tennessee.

****The prior Deed contained a Scrivener's error in the spelling of the herein named GRANTOR'S last name.***

This conveyance is made subject to any and all matters, restrictions and/or easements of record.

This is improved (X) unimproved ( ) property, known as 2908 Glenway Drive, Nashville, TN 37221

Whenever used, the singular number shall include the plural, the plural the singular and the use of any gender shall be applicable to all genders.

Witness my hand this 16th day of March, 2017.

Karelys Osuna Esquirosa, correctly known as Karelys Osuna Esquijarosa

STATE OF Tennessee
COUNTY OF Davidson

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named bargainor(s), **Karelys Osuna Esquijarosa,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that she executed the within instrument for the purposes therein contained.

Witness my hand, at Nashville (City), Tennessee (State), this 16th day of March, 2017.

Sarah Simmons
Notary Public

My Commission Expires: 5-8-2018

SARAH SIMMONS NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

State of Tennessee
County of Williamson

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

Rebecca Shirkey
(Affiant)

Notary

Commission Expires: 6/19/18

Emily Kornbau
State of Tennessee Notary Public
Sumner County
My Commission Expires June 19, 2018