THIS INSTRUMENT PREPARED BY:
Kayla Basko / Mortgage Connect, LP
260 Airside Drive
Moon Township, PA 15108

MAIL TAX STATEMENTS TO:
Gerardo Torres
315 Josam Drive
Nashville, TN 37211

Davidson County DEEDQC
Recvd: 06/15/17 15:52 4 pgs
Fees:22.00 Taxes:0.00
20170615-0060348

QUITCLAIM DEED

THIS INDENTURE, Made this 7 day of June, 20 17, by and between Gerardo Torres, a married man, joined by his spouse Carolina Torres of the County of DAVIDSON, State of Tennessee, party/parties of the first part, Gerardo Torres and Carolina Torres, husband and wife as joint tenants of the County of DAVIDSON, State of Tennessee, party/parties of the second part, (Mailing address of said first named grantee is **315 Josam Drive, Nashville,,** TN 37211).

BEING the same premises which Thu Du, a married person in deed dated 07/17/2002 and recorded 07/24/2002 in the DAVIDSON County Recorder's Office in Deed Book Volume 20020724-0088902, granted and conveyed to Gerardo Torres, a married person .

WITNESSETH, that the said party/parties of the first part, in consideration of the sum of Ten and 00/100 DOLLARS, paid by the said party/parties of the second part, (the receipt of which is hereby acknowledged), do by these presents, REMISE, RELEASE, and FOREVER QUIT-CLAIM unto the said party/parties of the second part, the following described lots, tracts or parcels of land, lying, being and situate in the County of DAVIDSON and State of Tennessee, to-wit:

See Exhibit A attached hereto and made a part hereof

THIS CONVEYANCE is subject to any and all restrictions, easements, setback lines, right-of-ways, conditions plat of record, and encumbrances of record in the Register's Office for the aforesaid County.

All of the estate, right, title and interest of the parties of the first part therein, with the hereditaments and appurtenances thereto pertaining, hereby releasing all claims whatsoever to the said party of the second part, their heirs and assigns forever.

IN WITNESS WHEREOF, The said party/parties of the first part have/has hereunto set hand and seal the day and year above written.

Gerardo Torres

Carolina Torres

State of Tennessee

County of Davidson (SS)

On this 7 day of June in the year 2017, before me, the undersigned notary public, personally appeared Gerardo Torres & Carolina Torres known to me to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged that he/she/they executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seal.

Carol DiGiore

Notary Public

CAROL DIGIORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-2-2018

OATH OF VALUE

I, hereby swear or affirm that to the best of the affiant's knowledge, information, and belief, the actual consideration for the transfer is $0.

Affiant

Subscribed and sworn to before me this 7 day of June, 2017.

Carol DiGiore

Notary Public

My Commission Expires: 7-2-18

CAROL DIGIORE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 7-2-2018

File No: 876785

TAXPAYER/OWNER: Gerardo Torres
ADDRESS: 315 Josam Drive, Nashville,, TN 37211

Exhibit A
Legal Description

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Being Lot No. 44, on the Plan of Luna Heights Subdivision, Section Three, of record in Plat Book 2900, Page 138, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property as conveyed from Thu Du, a married person to Gerardo Torres, a married person as set forth in Deed Instrument #20020724-0088902 dated 07/17/2002, recorded 07/24/2002, DAVIDSON County, TENNESSEE.

134-14 parcel 24

True Copy Certification

I, CHRIS CARNRIGHT, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and this this is a true and correct copy of the original document executed and authenticated according to law.

CHRIS CARNRIGHT

STATE OF PENNSYLVANIA
COUNTY OF ALLEGHENY

Before me Mark J Appugliese, the undersigned officer, personally

Appeared CHRIS CARNRIGHT, known to me (or satisfactorily proven) to be

The person whose name IS subscribed to the within instrument, and

acknowledged that HE (he/she/they) executed the same for the purposes

therein contained.

In witness whereof, I hereunto set my hand and official seal.

Mark J Appugliese
Notary Public
Printed Name: Mark J Appugliese
My Commission Expires:
5/17/19

COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Mark J. Appugliese, Notary Public
Wilmington Twp., Mercer County
My Commission Expires May 17, 2019
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES