Name and Address of New Owner:
Alfonzo Perez
728 Bowfield Court
Antioch, TN 37013

Send Tax Statements To:
SAME

THIS INSTRUMENT PREPARED BY:
(Please Return Document to this Address)
J.D. Kious, Attorney
Lawyers Land & Title Services, LLC
500 North Walnut St.
Murfreesboro, TN 37130
File No.: 17060737

Map and Parcel: 176 05 0B 049.00

Davidson County	**DEEDQC**
Recvd: 07/11/17 13:58	**3 pgs**
Fees:17.00 Taxes:0.00	
20170711-0069744	

QUITCLAIM DEED

For and in consideration of the sum of ten dollars ($10.00), cash in hand paid by the hereinafter named GRANTEES, and other good and valuable considerations, the receipt of which is hereby acknowledged, **Matthew Bartlett,** hereinafter called the GRANTOR has bargained and sold, and by these presents does transfer and convey unto **Alfonso Perez,** hereinafter called the GRANTEE, his heirs and assigns, a certain tract or parcel of land in Rutherford County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, and being all of Lot No. 144, Hickory Woods Estates, Section "C", according to survey and plat of same appearing of record in Book 6900, pages 885-887, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more accurate and complete description of said lot.

Being the same property conveyed to Alfonso Perez and Matthew Bartlett by Warranty Deed dated December 22, 2016 and filed for record on December 28, 2016 in Instrument 20161228-0136505 of the Register's Office of Davidson County, Tennessee.

This is improved property known as: 6044 Firelight Trail, Antioch, TN 37013

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

Subject property is investment property and is not the primary residence of the Grantor.

WITNESS my hand this 7 day of July, 2017.

Matthew Bartlett

STATE OF TENNESSEE
COUNTY OF RUTHERFORD

Personally appeared before me; the undersigned, a Notary Public in and for said County and State, Matthew Bartlett, with whom I am personally acquainted (or proved on the basis of satisfactory evidence) and whom acknowledged that he executed the foregoing instrument for the purposes therein contained.

Witness my hand at office this 7th day of July, 2017.

Commission Expires: 3/18/2019

LYNN F. VAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

Notary Public

AFFIDAVIT

I hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, whichever is greater, is $0.00.

Alfonso Perez
Affiant Signature

Subscribed and sworn to before me, this the 7/ day of July, 2017.

L. F. Vaught
Notary Public
My Commission Expires: 3/18/2019

LYNN F. VAUGHT
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY

True Copy Certification

I, Lynn Vaught, 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 that this is a true and correct copy of the original document executed and authenticated according to law.

L Vaught

Signature

State of Tennessee

County of Rutherford

Personally appeared before me, the undersigned, a notary public for this county and state, Lynn Vaught who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Jessica L Tolley

Notary's Signature

My Commission Expires: 12-16-18

JESSICA L. TOLLEY
STATE OF TENNESSEE NOTARY PUBLIC
RUTHERFORD COUNTY