QUITCLAIM DEED

Bill Garrett Davidson County
Batch# 8132 DEEDQC
10/04/2017 09:06:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20171004-0101615

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF September, 2017.

Notary Public

MY COMMISSION EXPIRES: 5/13/2020
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

DEANNA L COOPER NOTARY PUBLIC STATE OF TENNESSEE MARSHALL COUNTY

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP (PARCEL) NUMBER (S)
Ernesto Herrera-Leon and wife, Rosabla Herrera	NEW OWNER(S)	
(NAME) **4817 Shadecrest Drive**	(NAME)	
(ADDRESS) **Nashville, TN 37211**	(ADDRESS)	**1147-06-0-022.00**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF NO DOLLARS AND NO CENTS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE AND FOR OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT ALL OF WHICH IS HEREBY ACKNOWLEDGED, I, **Ernesto Herrera-Leon, a married man,** HEREINAFTER CALLED THE GRANTOR, HAVE BARGAINED AND SOLD, AND DO HEREBY QUITCLAIM AND CONVEY UNTO **Ernesto Herrera-Leon and wife, Rosalba Herrera** HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, ALL OF HIS RIGHT TITLE AND INTEREST IN AND TO THE FOLLOWING DESCRIBED TRACT/PARCEL OF LAND IN **DAVIDSON** COUNTY, STATE OF TENNESSEE AS FOLLOWS, TO WIT:

Land in Davidson County, Tennessee, being Lot No. 54 on the Plan of Section One (Revised), Caldwell Hall, of record in Plat Book 2900, Page(s) 57, 58 and 59, 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 Ernesto Herrera-Leon, unmarried by Warranty Deed from Raymond L. Novelli, of record in Instrument No. 20040302-0023791, Register's Office for Davidson County, Tennessee, dated November 10, 2003 and recorded on March 02, 2004.

Ernesto Herrera-Leon and Ernesto Herrera are one and the same.

This is ( ) **unimproved** (X) **improved** property known as: **4817 Shadecrest Drive Nashville, TN 37211**
(House #) (Street) (City or Town) (Postal Zip)

Witness my/our hand (s) this the _____ day of _____, **2017.**

Ernesto Herrera
ERNESTO HERRERA-LEON

STATE OF Tennessee
COUNTY OF Williamson

On this 28th day of September, 2017, before me personally appeared Ernesto Herrera-Leon to me known (or proved to me on the basis of satisfactory evidence) to be the person who executed the foregoing instrument for the purpose therein contained.

Witness my hand and official seal, this the 28th day of September, 2017.

Deanna L Cooper
Notary Public

My Commission Expires: 5/13/2020

(SEAL)



RETURN TO:
Homeland Title, LLC
1896 General George Patton Drive
Franklin, TN 37067

True Copy Certification

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

Signature

State of Tennessee
County of Williamson

Personally appeared before me, Deanna Cooper, a notary public for this county and state, Jamie Ivey, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 05/13/2020

