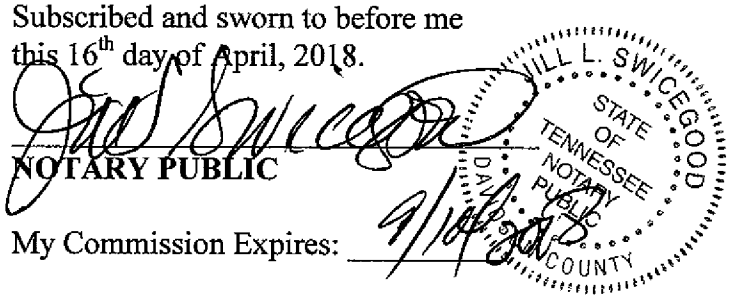
Bill Garrett Davidson County
Batch# 83479 DEEDQC
04/20/2018 04:21:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20180420-0037666

PREPARED BY:
SIDWELL & BARRETT, P.C.
121 First Avenue South, Suite 200
Franklin, TN 37064

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)
The actual consideration is $0.00

Dee Welch
AFFIANT

Subscribed and sworn to before me
this 16th day of April, 2018.



NOTARY PUBLIC

My Commission Expires: 9/10/2020

ADDRESS OF NEW OWNER:
Kelly Montoya & Eric Lander
1039 Draughon Avenue
Nashville, TN 37217

SEND TAX BILLS TO:
New Owner

Map/Parcel 11809009400

QUITCLAIM DEED

In consideration of $10.00, and other good and valuable consideration, the receipt thereof which is hereby acknowledged, **Kelly M. Montoya, Unmarried, (herein, "Grantor")** hereby conveys all of her right title and interest to the hereinafter described property to **Kelly M. Montoya and Eric Lander, both unmarried, as tenants in common with right of survivorship, (herein, "Grantee"), their heirs, successors and assigns.** Said property conveyed herein is described as follows:

Land in Davidson County, Tennessee, being part of Lot Nos. 1 and 2, on the unapproved Map of Oriental Golf Club Subdivision, Section One, of record in Book 1424, Page 10, Register's Office for Davidson County, Tennessee, to which said plan reference is hereby made for a more complete and accurate legal description thereof.

Being the same property conveyed to Kelly M. Montoya, an unmarried woman by Deed from Duncan McLeod Allen and Madeleine Sloan Crawford Allen, dated April 16, 2018, recorded in Instrument No. 20180418003683 in the Register's Office for Davidson County, Tennessee.

Said property is conveyed subject to such restrictions, encumbrances, and limitations as may

affect the premises. Grantor makes no warranties as to the state of the title to the property but acquit any claim that Grantor has to said property and for that purpose thereof, make this conveyance to grantee.

KELLY M. MONTOYA

STATE OF ARIZONA
COUNTY OF Maricopa

Before me, the undersigned, a Notary Public within and for the State and County aforesaid, personally appeared **Kelly M. Montoya**, with whom I am personally acquainted, the bargainor, and who acknowledged she executed the foregoing instrument for the purposes herein contained.

Witness my hand, at office, this 16th day of April, 2018.

Notary Public

My Commission Expires: 1-6-2022

NOTARY PUBLIC
STATE OF ARIZONA
Maricopa County
JESUS ALEJANDRO BROWN
My Commission Expires January 06, 2022

CERTIFICATE OF AUTHENTICITY

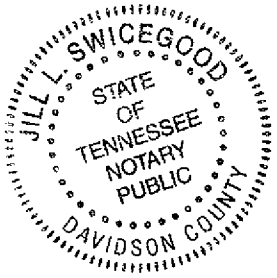
I, Christopher R. Jackson, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

Attorney or Custodian

Stewart Title Company

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

Personally appeared before me, Jill L. Swicegood, a notary public for this county and state, Christopher R. Jackson, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.



Notary Public

My Commission Expires: 9/10/2018