This instrument prepared by:
M Todd Cathey, Attorney
311 E. Main Street, Ste 5
Hendersonville, TN 37075

THIS INSTRUMENT IS PREPARED BASED UPON INFORMATION PROVIDED BY THE PARTIES. NO TITLE SEARCH WAS DONE IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT. THE PREPARER MAKES NO REPRESENTATION AS TO THE STATUS OF TITLE OR THE ACCURACY OF THE LEGAL DESCRIPTION OF THE PROPERTY SHOWN HEREIN.

Karen Y Johnson Davidson County
Batch# 150422 DEEDQC
10/10/2018 11:04:32 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20181010-0100459

QUITCLAIM DEED

ADDRESS NEW OWNER	SEND TAX BILLS TO:	MAP & PARCEL
Raul Isabel Gutierrez Robles & Elvia Maria Hernandez Torres	Same	033.04-0-005.00
110 Garrett Drive		
Goodlettsville, TN 37072		

FOR AND IN CONSIDERATION of the sum of Ten Dollars and no/100, cash in hand paid by the Grantee and other good and valuable consideration accepted as cash, the receipt and sufficiency of which is hereby acknowledged **Arturo Limon and Hilda Gutierrez, husband and wife,** the grantor herein, does hereby Quitclaim and convey unto the said **Raul Isabel Gutierrez Robles and Elvia Maria Hernandez Torres, husband and wife,** the Grantee herein, her successors, heirs and assigns, all of her/his/their right, title and interest in and to that certain real estate to create an estate as tenants in the entirety in Davidson County, Tennessee, as follows:

Land in Davidson County, Tennessee, being Lot No. 50 on the Map of Goodlettsville Heights, Section III, of record in Book 1835, page 98, Register's Office of Davidson County, Tennessee.

Said Lot No. 50 fronts 115 feet on the westerly side of Garrett Drive and runs back between lines 219.6 feet on the northerly line and 231.6 feet on the southerly line to a dead line in the rear on which it measures, 116.5 feet.

Being the same property conveyed to Arturo Limon and Hilda Gutierrez, husband and wife, by Warranty Deed from Sandra F. McPherson dated 05/08/2018 and filed for record on 05/16/2018 of record in Instrument Number 20180516-0046686, said Register's Office for said County.

THIS CONVEYANCE is made subject to any and all applicable restrictions, easements and building setback lines as are shown in the records of said county and all the estate, right, title and interest of the party of the First therein, with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims therein to the said party of the Second, his/her/their heirs and assigns forever.

This is improved property known as 110 Garrett Drive, Goodlettsville, Tennessee 37072.

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value which ever is greater for this transfer is *$0.00*

Subscribed and sworn to before me this the 5th day of October, 2018.

Arturo Limon-Limon
Affiant

My commission expires: 2/28/20

Notary Public

DIANNE M. CATHEY NOTARY PUBLIC AT LARGE SUMNER COUNTY, TENNESSEE

This instrument prepared by:
M Todd Cathey, Attorney
311 E. Main Street, Ste 5
Hendersonville, TN 37075

WITNESS, the said Grantor hereunder set its hand and seal this 5th day of October, 2018.

ARTURO LIMON-LIMON
Arturo Limon

HILDA Gutierrez
Hilda Gutierrez

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, a Notary Public of said county and state, the within named Arturo Limon and Hilda Gutierrez, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 5th day of October, 2018.

Notary Public

DIANNE M. CATHEY
NOTARY PUBLIC AT LARGE
SUMNER COUNTY, TENNESSEE
My Commission Expires

My Commission Expires 2/26/20