| Address New Owner: | Map-Parcel Numbers: | Send Tax Bills To: |
|---|---|---|
| **Jose Maria Alea**<br>**Teresa Dommer Alea**<br>**3904 Bryce Road**<br>**Nashville, TN 37211** | **Map/Parcel**<br>**61-16/343** | **Jose Maria Alea**<br>**Teresa Dommer Alea**<br>**3904 Bryce Road**<br>**Nashville, TN 37211** |
| This instrument prepared by: Carter Shelton, PLC<br>2021 Richard Jones Road, Suite 240, Nashville, TN 37215 | | |

# QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00) cash in hand paid, the receipt and sufficiency of which are hereby acknowledged, **Teresa Dommer Alea, formerly Teresa D. McElhaney** (the "Grantor"), by these presents hereby transfers, assigns, and quitclaims to **Jose Maria Alea and Teresa Dommer Alea, husband and wife** (the "Grantees"), Grantees' successors and assigns, all of Grantor's right, title, and interest in and to certain land in Davidson County, Tennessee, being more particularly described on EXHIBIT A attached hereto and incorporated hereby by reference (the "Property").

This is improved property known as **1413 Greenland Avenue, Nashville, Davidson County, TN 37216.**

Karen Y Johnson Davidson County
Batch# 167631 DEEDQC
11/28/2018 08:54:19 AM 3 pgs
Fees: $17.00 Taxes: $0.00

20181128-0115848

STATE OF TENNESSEE
COUNTY OF Davidson

The actual consideration of this transfer is $-00-.

Teresa Dommer Alea
Affiant

Subscribed and sworn to before me this 1st day of November, 2018.

Mary Reedy
Notary Public
My Commission Expires: May 5, 2020

MARY READY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

The Property is conveyed expressly subject to all limitations, restrictions, and encumbrances as may affect the Property.

Grantor and Grantees acknowledge that this Quitclaim Deed was prepared from information in prior deeds; that no request was made that Brian S. Shelton or Carter Shelton, PLC perform a title examination; and that neither Brian S. Shelton nor Carter Shelton, PLC shall have any liability for the status of the title to the property or for the accuracy of such information.

IN WITNESS WHEREOF, the Grantor has executed this Quitclaim Deed this 1st day of November, 2018.

**Teresa Dommer Alea,**
**formerly Teresa D. McElhaney**

STATE OF TENNESSEE )
COUNTY OF DAVIDSON )

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Teresa Dommer Alea, formerly Teresa D. McElhaney**, the bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who upon oath acknowledged that he executed the within instrument for the purposes therein contained.

WITNESS my hand and seal on this the 1st day of November, 2018.

Notary Public

My Commission Expires: May 5, 2020

MARY REEDY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

## EXHIBIT A

### (Legal Description of the Property)

LAND in Davidson County, Tennessee, BEING Lot No. 15 on the Map of Country Club Estates, Bock "B", of record in Plat Book 843, Page 95, Register's Office for Davidson County, Tennessee, to which plat reference is made for a complete description.

Being the same property conveyed to Teresa D. McElhaney (now Teresa Dommer Alea) by Quitclaim Deed from Scott D. McElhaney, dated June 17, 2003, of record at Instrument No. 20030617-0083272, Register's Office for Davidson County, Tennessee.