QUITCLAIM DEED

JOHN GLEAVES NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN.

G-MIG-18-5307

STATE OF TENNESSEE
COUNTY OF DAVIDSON

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

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 2 DAY OF January, 2019.

Notary Public

MY COMMISSION EXPIRES: 1-3-22

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Aaron Galvis and Sarah Galvis	New Owner	
(NAME)	(NAME)	**091-15-0-058.00**
5307 Elkins Ave.		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37209		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **SARAH GALVIS, MARRIED (FORMERLY KNOWN AS SARAH JONES),** hereinafter called the Grantor(s), has/have bargained and sold, and by these presents do/does transfer and convey unto **AARON GALVIS AND SARAH GALVIS, HUSBAND AND WIFE** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee, being part of Block No. 13 on the Plan of Realty Savings Bank & Trust Company's Revised Plan of West Extension of Charlotte Park Company's First Addition to Nashville of record in Plat Book 421, Page 18, in the Register's Office for Davidson County, Tennessee, described as follows:

Beginning on the Southerly margin of Elkins, formerly Second Avenue at a point 200 feet East of the Easterly margin of Richland Avenue; thence, with said Avenue Eastwardly 75 feet; thence, Southwardly 180 feet to a proposed alley; thence, with said alley Westwardly and parallel to Elkins Avenue, 75 feet to a point 171.3 feet East of the Easterly margin of Richland Avenue; thence, 180 feet to the beginning.

Being the same property conveyed to Sarah Jones, unmarried by Warranty deed from Jay Kang and wife, Jennifer Ditty Kang of record in Instrument No. 20130703-0068831 Register's Office for Davidson County, Tennessee, dated June 28, 2013 and recorded on July 03, 2013.

This is **improved** property known as: **5307 Elkins Ave., Nashville, Tennessee 37209**.

Karen Y Johnson Davidson County
Batch# 181311 **DEEDQC**
01/07/2019 03:48:33 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20190107-0001772

Witness my/our hand(s) this the 2nd day of January, 2019.

Sarah Galvis

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, SARAH GALVIS, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 2nd of January, 2019.

Notary Public
My Commission Expires: _____
(SEAL)

RYAN LUX
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-03-2020

RETURN TO:

Rudy Title & Escrow, LLC
2012 21st Avenue South
Nashville, TN 37212