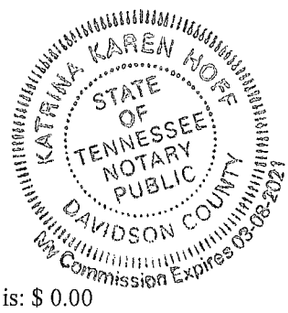
This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com



State of Tennessee }
County of Davidson }

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 5 day of April, 2019

Notary Public

My Commission expires 03/08/2021

NAME AND ADDRESS OF PROPERTY OWNER:
Amerivest Enterprises, LLC
1707 State Street
Nashville, TN 37203

Karen Johnson Davidson County
Batch# 218618 DEEDQC
04/16/2019 02:46:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190416-0034920

SEND TAX BILLS TO:
Amerivest Enterprises, LLC
1707 State Street
Nashville, TN 37203
MAP AND PARCEL NUMBER: 071-15-0J-005.00-CO

QUITCLAIM DEED
19NT00247

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Jamie A. Romero, Jr. and Eva Angelina Romero, husband and wife

By these presents do remise, release and **QUITCLAIM** unto

Amerivest Enterprises, LLC

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land situated in Davidson County, Tennessee, being Unit No. 5, as established in Declaration of Covenants, Conditions and Restrictions for Lucile Street Townhomes, a Horizontal Property Regime with Private Elements of record at Instrument No. 20180209-0013446, in the Register's Office of Davidson, Tennessee with Plat attached as Exhibit "B" to which Master Deed reference is hereby made for a more particular description of said property.

Being the same property conveyed to Jamie A. Romero, Jr. and Eva Angelina Romero, husband and wife, by Warranty Deed from Stathan, LLC, dated 03/25/2019 and recorded 04/02/2019 as Document No. 20190402-0029840, Register's Office for Davidson County, TN.

Being a portion of the same property conveyed to Stathan, LLC, by Warranty Deed from Aarika Patel, unmarried, dated 11/05/2017 and recorded 12/07/2017 as Document No. 2017-1207-0125179, in the Register's Office for Davidson County, TN.

Being a portion of the same property conveyed to Aarika Patel, a single woman, by Warranty Deed from William H. Hassell, Jr by William E. Cathey, his attorney in fact of record in Instrument No. 20120914-0083473, dated 09/04/2012 and recorded 09/14/2012, in the Register's Office for Davidson County, TN.

This is an improved property commonly known as 104 Lucile St, Nashville, TN 37207

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 31 day of APRIL, 2019.

Eva Angelina Romero

State of Tennessee }
County of DAWSON }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Eva Angelina Romero,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 5 day of APRIL, 2019.

Notary Public

My Commission expires: 1 / 31 / 2021.

Jaime A. Romero, Jr.

State of Tennessee }
County of DAWSON }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Jaime A. Romero, Jr.** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 5 day of APRIL, 2019.

Notary Public

My Commission expires: 1 / 31 / 2021.

Eva Angelina Romero, Member, Amerivest Enterprises, LLC

State of Tennessee)
County of Davidson)

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Eva Angelina Romero, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be president (or other officer authorized to execute the instrument) of Amerivest Enterprises, LLC, the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as president (or other authorized officer).

Witness my hand and official seal at office, this 5 day of April, 2019

Notary Public

DE LANA R. STEVENS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission expires: 1/31/2021.

Jaime A. Romero Jr, Member, Amerivest Enterprises, LLC

State of Tennessee)
County of Davidson)

Before me, the undersigned authority, a Notary Public of the State and county mentioned, personally appeared Jaime A. Romero, Jr, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged herself to be president (or other officer authorized to execute the instrument) of Amerivest Enterprises, LLC, the within named bargainor, a corporation, and that such officer, executed the foregoing instrument for the purpose therein contained, by personally signing the name of the corporation as president (or other authorized officer).

Witness my hand and official seal at office, this 5 day of April, 2019

Notary Public

DE LANA R. STEVENS STATE OF TENNESSEE NOTARY PUBLIC WILSON COUNTY

My Commission expires: 1/31/2021.

CERTIFICATE OF AUTHENTICITY

I, Sean Huddleston, 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 to law.

Sean Huddleston

State of Tennessee

County of Davidson

Personally appeared before me, Katrina Hoff, a notary public for this county and state, Sean Huddleston who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

KATRINA KAREN HOFF
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 03-08-2021

Notary's Signature

My commission expires: 03-08-2021

Notary's Seal: