Karen Johnson Davidson County
Batch# 232150 DEEDQC
05/20/2019 11:23:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190520-0047265

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Jose L. Carpio** ("Grantor"), married , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Mesias I. Carpio** (Grantee), all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 8 on the plan of Shield's Davis, Sharp and Horn's Addition to East Nashville of record in Book 57, Page 86, Register's Office for Davidson County, Tennessee. Said Lot No. 8 fronts 80.8 feet on the westerly side of North Second Street and runs back between parallel lines 143.0 feet, more or less, to an alley.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Quit Claim Deed of record at Instrument Number **20100507-0034973** in said Register's Office.

Seller warrants that said property has never been the primary residence of he or his spouse, and has been used for investment purposes only.

IN TESTIMONY WHEREOF I have executed this instrument the 16 day of **May, 2019.**

Jose L. Carpio

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Jose L. Carpio,** with whom I am personally acquainted, and who acknowledged that she executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 16 day of **May, 2019.**

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/25/19

NIKKIA BRANCH NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

AFFIANT

SUBSCRIBED AND SWORN before me this the 16 day of **May, 2019.**

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9/25/19

NIKKIA BRANCH NOTARY PUBLIC STATE OF TENNESSEE SUMNER COUNTY

PROPERTY ADDRESS: **808 N 2nd St.**
Nashville, TN 37207

TAX PARCEL NO.: 08207002500

PROPERTY OWNER: **Mesias I. Carpio**
OWNER'S ADDRESS: 1120 Neelys Bend Road, Madison, TN 37115

MAIL TAX BILLS TO: Owner at Owner's Address

Certificate of Authenticity

I, ASHLEE D PAGE, 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.

Ashlee D Page

Signature

State of Tennessee

County of Davidson

Personally appeared before me, Venikkia Cunningham, a notary public for this county and state, Ashlee D. Page, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary's Signature

My Commission Expires: 9/25/19.

VENIKKIA CUNNINGHAM
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY
MY COMMISSION EXPIRES 9-25-2019