Karen Johnson Davidson County
Batch# 236149 DEEDQC
05/30/2019 08:38:08 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190530-0050978

Instrument prepared by:
MICHAEL K. WALKER
Attorney at Law
341 Harrison Street
Nashville, Tennessee 37219

QUIT CLAIM DEED

ADDRESS NEW OWNER:	SEND TAX BILLS TO:	MAP & PARCEL NO.
CRYSTAL TAMAYO 320 WELCH RD., UNIT M-7 ANTIOCH, TN 37013	NEW OWNER	133-15-0-A0-077-CO

KNOW ALL MEN BY THESE PRESENTS:

That LIONEL TAMAYO, Grantor, for the express purpose of making a reconveyance as part of a Marital Dissolution Agreement in a divorce action filed in the Fourth Circuit Court for Davidson County, Tennessee, Docket No. 19D944, between CRYSTAL ANN TAMAYO, (being one and the same as CRYSTAL TAMAYO) Plaintiff, and LIONEL TAMAYO, Defendant, does hereby demise, release, and forever quitclaim unto the said, CRYSTAL TAMAYO, her heirs successors and assigns, all of his title, interest, and estate, legal and equitable, in and to a tract or parcel of land located in Davidson County, Tennessee, bound and described as follows, to-wit:

A certain Condominium apartment known as Unit No. M-7 of Pagoda Condominiums, created by Title 66, Chapter 27, Section 101, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed of record in Book 6111, Page 22, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed for a more complete identification and description of such Unit.

Being a portion of the same property conveyed to Jamshid Sharifi and wife, Parvin Vafai by Warranty deed from Jeff A. Brown and wife, Susan Brown of record in Instrument No. 20020425-0051296 Register's Office for Davidson County, Tennessee, dated April 19, 2002 and recorded on April 25, 2002.

Being a portion of the same property conveyed to Andrew Hall aka Andrew Eugene Hall and Yamel Hall, husband and wife by Warranty deed from Jamshid Sharifi and wife, Parvin Vafai of record in Instrument No. 20160926-0101362 Register's Office for Davidson County, Tennessee, dated September 15, 2016 and recorded on September 26, 2016.

Being a portion of the same property conveyed to David Highsmith, unmarried by Warranty deed from Andrew Hall aka Andrew Eugene and Yamel Hall, husband and wife, of record in Instrument No. 20170417-0037196 Register's Office for Davidson County, Tennessee, dated April 7, 2017 and recorded on April 17, 2017.

This conveyance is subject to all restrictions, easements and planning documents of record, and current year's taxes and subsequent years, a lien not yet due and payable.

The address of the herein described property is believed to be 320 Welch Road, Unit M-7, Nashville, TN 37211, but such address is not part of the legal description of the property herein and in the event of any discrepancy, the legal description herein shall

control.

Being a portion of the same property conveyed to CRYSTAL TAMAYO, A MARRIED WOMAN by Warranty Deed from David Highsmith, unmarried of record in Instrument No. 20180618-0058414, Register's Office for Davidson County, Tennessee, dated June 15, 2018 and recorded on June 18, 2018.

THIS IS THE SAME DESCRIPTION AS IN THE PREVIOUS DEEDS OF RECORD.

The property has been paid for and has no mortgage associated with it.

The actual consideration on this transfer is $0. Exempt pursuant to T.C.A. 67-4-409(3).

STATE OF TENNESSEE)
)
COUNTY OF _____)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named LIONEL TAMAYO, the Grantor, with whom I am personally acquainted, who acknowledged to me that he executed the within instrument for the purposes therein contained.

LIONEL TAMAYO
Grantor

Sworn to and subscribed before me
this 28 day of May, 2019.

NOTARY PUBLIC

My Commission Expires: 9/7/2021

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-7-2021

STATE OF TENNESSEE)
)
COUNTY OF _____)

Personally appeared before me, the undersigned Notary Public, in and for said County and State, the within named CRYSTAL TAMAYO, the Grantee, with whom I am personally acquainted, who acknowledged to me that she executed the within instrument for the purposes therein contained.

CRYSTAL TAMAYO
Affiant/Grantee

Sworn to and subscribed before me
this 28 day of May, 2019.

NOTARY PUBLIC

My Commission expires: 9/7/2021

STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES 9-7-2021