THIS INSTRUMENT WAS PREPARED BY and
PLEASE RETURN TO:

W. AARON FORTNER, PLLC
810 CRESCENT CENTRE DRIVE, SUITE 110
FRANKLIN, TENNESSEE 37067

Karen Johnson Davidson County
Batch# 236876 DEEDQC
05/31/2019 09:30:15 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20190531-0051706

PREPARER'S DISCLAIMER: The document(s) prepared are based on information provided by the parties named therein or by the parties' agents. The service provided is limited to the preparation of the instrument in recordable form only. No title examination or other inspection was requested by the parties or performed by the preparer of the instrument regarding the subject property. No guarantee or opinion regarding the state of title to the subject property or otherwise is given by the preparer of the instrument to the parties or anyone else. Further, no legal advice, and no tax, or accounting advice or service has been requested or provided regarding the legal, tax, or accounting related significance, effectiveness for a particular purpose, or ramifications regarding the use of the instrument. The acceptance, use, and recording of this document by the parties or the parties' agents shall indicate the parties' acceptance of these terms.

QUITCLAIM DEED

Address of New Owners:	Send Tax Bills To:	Tax ID#:
Wilber Eduardo Dzib Carrillo and Magda Hernandez Dominguez 1013 Kirby Avenue Nashville, TN 37217	Same as Owners	107 14 0 143.00

For and in consideration of the sum of no Dollars and no Cents, cash in hand paid by the hereinafter named Grantees, and for other good and valuable consideration, the receipt of which is hereby acknowledged, I, **Mun Sun Lee**, hereinafter called the Grantor, do hereby Quitclaim and convey unto **Wilber Eduardo Dzib Carrillo and Magda Hernandez Dominguez, together as Joint Tenants with Right of Survivorship**, hereinafter called the Grantees, their successors and assigns, all of our right, title, and interest in and to the following described Real Property in **Davidson County**, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being **Lot No. 119** on the Map of Miro Meadows, as of record in Book 1424, pages 94 and 95, Register's Office for Davidson County, Tennessee.

Said Lot No. 119 fronts 70 feet on the westerly side of Kirby Drive and runs back between parallel lines 143 feet to a dead line.

Being the same property conveyed to Mun Sun Lee by Warranty Deed from David Wayne Conklin, filed on 03/06/2014, at Instrument No. 20140306-0018974, Davidson County Register of Deeds.

This is property commonly known as 1013 Kirby Avenue, Nashville, TN 37217.

Witness our hands, this 24th **day of** May, **2019:**

Mun Sun Lee,

STATE OF TENNESSEE

COUNTY OF Williamson

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

Witness my hand and official seal, this 24th day of May, **2019**:

Notary Public

My Commission Expires: 6/03/2019

BRAD A. NELSON STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF WILLIAMSON MY COMM. EXP. JUNE 03, 2019

STATE OF TENNESSEE

COUNTY OF Williamson

THE ACTUAL CONSIDERATION FOR THIS TRANSFER IS **$0.00**.

Affiant

SWORN AND SUBSCRIBED TO BEFORE ME, THIS THE 29th DAY OF May, **2019**:

Notary Public

My Commission Expires:

ALLYSON BRYANT STATE OF TENNESSEE NOTARY PUBLIC COUNTY OF DAVIDSON MY COMM. EXP. NOV. 08, 2021