Karen Johnson Davidson County
Batch# 241104 DEEDQC
06/10/2019 02:54:17 PM 4 pgs
Fees: $22.00 Taxes: $0.00
20190610-0055535

This Instrument Prepared
by Grantor:
David Rodriguez and
Stephanie Rodriguez
3137 Barksdale Harbor Drive
Nashville, TN 37214

Transfer Tax: $_____

QUITCLAIM DEED

Parcel ID Number: 08612011700

Property Address: 1012 Saddlestone Drive, Hermitage, TN 37076

WITNESSETH: For no consideration, and in order to change the form of holding title only, **David Rodriguez and Stephanie Rodriguez, husband and wife**, (hereinafter referred to as Grantors), whose mailing address is 3137 Barksdale Harbor Drive, Nashville, TN 37214, does now hereby remise, release and forever **QUITCLAIM** any and all interest she may have in said real property, described below situated in the County of Davidson, in the State of Tennessee **subject to** all taxes, covenants, conditions, reservations, assessments, restrictions, mortgages, liens, rights of way and easements of record, of whatsoever kind and nature to:

DAVID ELIAS RODRIGUEZ AND STEPHANIE SUZANNE RODRIGUEZ, TRUSTEES OF THE COATS AND SHOES TRUST, DATED May 31 **, 2019, AND ANY AMENDMENTS THERETO**
(hereinafter referred to as Grantee) whose mailing address is
3137 Barksdale Harbor Drive, Nashville, TN 37214

that certain tract or parcel of land in **Davidson** County of, State of **Tennessee**, described as follows, to-wit:

A certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to-wit:

Land in Davidson County, Tennessee, being Lot No. 24, Rockwood Estates, as shown on Plat of Record in Instrument No. 20001013-0102078, in the Register's Office for Davidson County, Tennessee, to which plat

reference is hereby made for a more particular description of said property.

Being the same property conveyed to David Rodriguez and Stephanie Rodriguez, husband and wife, by Warranty Deed from Jonathan Care and wife, Carrie E. Care, of record in Instrument No. 20160928-0102232, Register's Office for Davidson County, Tennessee.

When the context requires, singular nouns and pronouns include the plural and pronouns shall be construed according to their proper gender and number according to the context hereof.

This conveyance is made and accepted, and said realty is hereby transferred **SUBJECT TO** any taxes, conditions, covenants and restrictions, liens, encumbrances and mortgages now of record (all of which are hereby incorporated herein by this reference into the body of this Instrument as though fully set forth herein), and which shall run with the land and be binding on any transferees, and their successors and assigns.

This instrument was prepared based on information furnished by the parties, no independent title search has been made, and tax certificates were not obtained.

IN WITNESS WHEREOF, this Instrument is Executed.

5/31/19 — Date

David Rodriguez

05/31/2019 — Date

Stephanie Rodriguez

ACKNOWLEDGMENT

State of Tennessee)
) ss.:
County of Davidson)

On May 31st, 2019 before me the undersigned, personally appeared **David Rodriguez** personally known to me (or proven on the basis of satisfactory evidence) to be the person whose name is subscribed to the within Instrument, and acknowledged to me that the execution of the same in an authorized capacity and that by the signature on this Instrument the person or entity upon behalf of which the person acted executed the Instrument.

WITNESS MY HAND and OFFICIAL SEAL

Signature Notary Public (Seal)
My Commission Expires:

RITA J HOLLEMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-8-2019

ACKNOWLEDGMENT

State of Tennessee)
) ss.:
County of Davidson)

On May 31st, 2019 before me the undersigned, personally appeared **Stephanie Rodriguez** personally known to me (or proven on the basis of satisfactory evidence) to be the person whose name is subscribed to the within Instrument, and acknowledged to me that the execution of the same in an authorized capacity and that by the signature on this Instrument the person or entity upon behalf of which the person acted executed the Instrument.

WITNESS MY HAND and OFFICIAL SEAL

Signature Notary Public (Seal)
My Commission Expires:

RITA J HOLLEMAN
STATE OF TENNESSEE
NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-8-2019

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ no money
Affiant
Subscribed and sworn before me this the
10 Day of June, 2019.
Deputy Register

Oath of Consideration

State of _____)
) ss.:
County of _____)

I hereby swear or affirm that the actual consideration for this transfer is $_____.

_____
AFFIANT

Subscribed and sworn to before me this ____ day of _____, 20____.

Signature_____ (Seal)
Notary Public

My Commission Expires: _____

Property Address:	1012 Saddlestone Drive Hermitage, TN 37076
Property Owner & Address:	Coats and Shoes Trust 3137 Barksdale Harbor Drive Nashville, TN 37214
Parcel ID Number:	08612011700
Mail Recorded Deed and Mail Tax Bills To:	Coats and Shoes Trust 3137 Barksdale Harbor Drive Nashville, TN 37214
This Instrument Prepared by Grantor:	David Rodriguez and Stephanie Rodriguez 3137 Barksdale Harbor Drive Nashville, TN 37214