Karen Johnson Davidson County
Batch# 272201 DEEDQC
08/15/2019 03:42:45 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20190815-0081913

# QUITCLAIM DEED

This instrument was prepared by:
**Cuberto Lopez Carbajal** [*Name*]
**217 Coleridge Ct** [*Street or Postal Address*]
**Antioch TN 37013** [*City, State, Postal Code*]

| | |
|---|---|
| Name and address of the new owner (the Grantee): | **BENITO & ERIKA CALDERON**<br><br>**217 Coleridge Ct Antioch TN 37013** |
| Name and address of the Mortgagee (the holder of a mortgage and the owner of the property): | **Cuberto Lopez Carbajal**<br><br>**217 Coleridge Ct Antioch TN 37013** |
| Tax map parcel number: | **162-02-0-109.00** |
| Mail tax bills to: | **BENITO & ERIKA CALDERON**<br><br>**217 Coleridge Ct Antioch TN 37013** |

In consideration of one Dollars ($1)

and NO other valuable consideration paid, the receipt for which is acknowledged I, Cuberto Lopez Carbajal the Grantor, sell, transfer, and convey to , BENITO & ERIKA CALDERON the Grantee, all of my right, title and interest in the following real estate:

IN THE COUNTY OF DAVIDSON, STATE OF TENNESSEE

**Subdivision** **Colewood Acres**
**Block/Lot /70** **District/Ward:USD**
**Description** **Lot 70 Colewood Acres Sec. 2. /**
**Neighborhood Code And Name: 3929 Cole Elementary School**

**217 Coleridge Ct Antioch TN 37013**

No boundary survey of the real estate was made at the time of this conveyance, and the description of it is not different from that shown in any previous deed. FOR PRIOR TITLE, see ~~Parcel number 162-02-0-109.00~~ in the Register's Office of Davidson County, Tennessee. Taxes for the year 2018 -2019-2020 are assumed by the Grantee.
THIS CONVEYANCE IS SUBJECT TO MATTERS OF PUBLIC RECORD including the following: (1) governmental zoning and other ordinances and regulations; (2) utility, sewer,

20010206
0011578

Taxes for the year 2018 -2019 are assumed by the Grantee.
THIS CONVEYANCE IS SUBJECT TO MATTERS OF PUBLIC RECORD including the following: (1) governmental zoning and other ordinances and regulations; (2) utility, sewer, drainage, and other easements and stipulations; and (3) subdivision and condominium covenants, conditions, declarations, and other restrictions.

THIS CONVEYANCE IS ALSO SUBJECT TO (1) the rights of tenants or claims of tenants in possession under oral, or written but unrecorded, leases or other agreements and (2) _____.

Witness my hand this 15th day of August, 2019.

X Cuberto Lopez
Grantor

**Acknowledgement**

STATE OF Tennessee
COUNTY OF Davidson

On the 15th day of August, 2019, before me personally appeared CUBERTO LOPEZ CARBAJAL the Grantor, to me known (or proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument and acknowledged that he or she executed the same as his or her free act and deed.

Selvyn Amaya
Notary Public

My Commission Expires
JUL 01 2021

My commission expires: _____.

SELVYN AMAYA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

**Affidavit of Value**

STATE OF Tennessee
COUNTY OF Davidson

I swear or affirm that the actual consideration for this transfer, or the value of the property transferred, whichever is greater, is $ 1. That amount is equal to or greater than the amount which the property would command at a fair and voluntary sale.

X Erika Calderon
Grantee

X Benito Calderon
Grantee

Sworn to and subscribed before me this 15th day of August 2019.

Selvyn Amaya
Notary Public

My Commission Expires
JUL 01 2021

My commission expires: _____.

SELVYN AMAYA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY