Address New Owner As:	Send Tax Bills To:	Map-Parcel Number(s)
Alejandro Mercado Lopez 4801 Lickton Pike Whites Creek, TN 37189	New Owner	031-00-0-055.00

THIS INSTRUMENT PREPARED BY:
Midtown Title, LLC
1704 Charlotte Avenue, Suite 105
Nashville, Tennessee 37203

STATE OF TENNESSEE
COUNTY OF Williamson
The actual consideration or value, whichever is greater, for this transfer is $0.00.

Affiant

Subscribed and sworn to before me, this the 22 day of October, 2019.

Notary Public

My Commission Expires: 9-24-22
(Affix Seal)

JAKE MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Karen Johnson Davidson County
Batch# 304158 DEEDQC
10/22/2019 12:34:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20191022-0108213

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten and NO/100 ($10.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Juan Mercado and Melva Lopez,** hereinafter referred to as the Grantor, has bargained and sold, and by these presents does transfer and quitclaim unto **Alejandro Mercado Lopez,** hereinafter referred to as the Grantee, and Grantee's successors and assigns, all of Grantor's interest in and to a certain tract or parcel of land in Davidson County, Tennessee, described as follows:

Described property located in the 10th civil district of Davidson County, Tennessee, to-wit:

Beginning at a point in the East margin of Lickton Pike, Southwest corner of Book 5051, Page 991, thence with the South line of same, South 71 degrees 22' 54" East with a fence 261.88 feet to an iron pin, Southwest corner of Book 3897, Page 851; thence with three lines of same, running West of an existing fence, North 54 degrees 31' 57" East 232.43 feet to an existing iron pin, North 30 degrees 25' 42" East 210.16 feet to an existing iron pin, and North 17 degrees 22' 59" East 167.04 feet to an existing iron pin, Southeast corner of book 3892, Page 518; thence with the East line of same, North 04 degrees 52' 16" East 165.72 feet to a hackberry; thence with a fence, North 17 degrees 34' 03" East 57.97 feet to a 15-inch elm; North 78 degrees 27' 41" East 28.75 feet to a 6-inch elm; and North 06 degrees 23' 40" East 61.37 feet to a tree in the fence; thence with the fence and with the South line of Book 2338, Page 463, North 20 degrees 31' 43" East 18.70 feet to a tree; South 64 degrees 55' 42" East 7.94 feet to a post; North 37 degrees 00' 34" East 47.13 feet to a hackberry; South 82 degrees 43' 57" East 97.98 feet to a post; and South 85 degrees 36' 14" East 117.29 feet to an iron pin in the West Right-of-Way of interstate 24; thence with said Right-of-Way, South 08 degrees 55' 20" East 213.01 feet to a monument; South 09 degrees 46' 00" East 255.14 feet to a monument; South 35 degrees 16' 19" East 46.48 feet to a monument; South 03 degrees 01' 09" West 71.51 feet to a monument; and thence with a curve to the left, delta of 00 degrees 50' 27", radius of 3,488.75 feet, a distance of 51.19 feet to an iron pin; thence leaving said Right-of-Way, with a fence and the North line of Book 1344, Page 60, North 82 degrees 51' 04" West 250.77 feet to the center of Whites creek; thence with said creek the following six calls: South 67 degrees 40' 53" West 132.58 feet, South 41 degrees 23' 53" West 167.84 feet, South 58 degrees 17' 15" West 73.68 feet, South 71 degrees 55' 32" West 222.15 feet, South 20 degrees 50' 48" West 149.70 feet, and South 05 degrees 26' 07" West 98.47 feet; thence leaving said creek and with the North line of Book 4574, Page 588, North 63 degrees 55' 08" West, running South of an existing fence, 241.28 feet to the East margin of Lickton Pike; thence with said margin, North 02 degrees 59' 16" East 294.26 feet to the beginning.

Less and Except the following described Property:

Land in Davidson County, Tennessee, being Lot No. 1, on the Plan of Creek View Acres, as shown on Plat of record in Plat Book 6200, Page 946, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more particular description.

Being the same property conveyed to Juan Mercado and Melva Lopez by Quitclaim Deed from Rachael Anne Mercado and Alejandro Mercado Lopez, wife and husband, dated January 30, 2018, recorded February 2, 2018, of record as Instrument No. 20180202-0010767, Register's Office for Davidson County, Tennessee.

This is improved property known as: **4801 Lickton Pike, Whites Creek, Tennessee 37189.**

Said property is conveyed subject to such limitations, restrictions, and encumbrances as may affect the premises.

This instrument was prepared from information supplied by the Grantor and Grantee. No title examination, survey, or settlement has been performed and Midtown Title, LLC, shall not be responsible for any matter that could have been resolved by a title examination, survey, or settlement.

IN WITNESS WHEREOF, this instrument has been executed this the ____ day of October, 2019.

Juan Mercado

Melva Lopez

STATE OF TENNESSEE)
COUNTY OF Williamson)

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Juan Mercado and Melva Lopez, the within named Grantor(s), with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that they executed the foregoing instrument for the purposes therein contained.

IN WITNESS WHEREOF, this the 22 day of October, 2019.

Notary Public
My Commission Expires: 9-24-22

JAKE MOORE
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

True Copy Certification

I, Christopher M. Corriveau, 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.

C. M. C

Signature

State of Tennessee
County of Davidson

Personally appeared before me, Rachel Marie Collins, a notary public for the state of Tennessee, Christopher M. Corriveau who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Rachel Marie Collins

Notary Signature

My Commission Expires: 3-21-20

