Prip

Prepared by:
Juan de la Cruz Lara
1155 Pierce Rd.
Madison TN 37115

New owner / Tax Bills Sent to:
Juan de la Cruz Lara
1155 Pierce Rd.
Madison TN 37115

Karen Johnson Davidson County
Batch# 305190 DEEDQC
10/23/2019 01:40:43 PM 4 pgs
Fees: $22.00 Taxes: $0.00

20191023-0108755

Quitclaim Deed

RECORDING REQUESTED BY Juan de Lara
AND WHEN RECORDED MAIL TO:
Juan D. Lara , Grantee(s)
1155 Pierce Rd
Madison TN 37115
Consideration: $ 0
Property Transfer Tax: $ 0
Assessor's Parcel No.: 43-1-90
PREPARED BY: Juan D. Lara certifies herein that he or she has prepared this Deed.

Signature of Preparer

10-16-19
Date of Preparation

Juan de La Cruz Lara
Printed Name of Preparer

STATE OF TENNESSEE
COUNTY OF DAVIDSON
The actual consideration or true value, whichever is greater for this transfer is
$ 0
Juan de La Cruz Affiant
Subscribed and sworn before me this the
23 Day of October, 2019.
Brandi Wells, Deputy Register

THIS QUITCLAIM DEED, executed on October 16, 2019 in the County of Davidson, State of Tennessee by Grantor(s), Imelda Lara, whose post office address is 1229 Old Dickerson Rd Lot E-6 Goodlettsville TN 37072, to Grantee(s), Juan de La Cruz Lara, whose post office address is 1155 Pierce Rd Madison TN 37115

WITNESSETH, that the said Grantor(s), Imelda Lara, for good consideration and for the sum of 0 ($ 0) paid by the said Grantee(s), the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said Grantee(s) forever, all the right, title

T.A.I.

PICK UP

interest and claim which the said Grantor(s) have in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Davidson, State of Tennessee and more specifically described as set forth in EXHIBIT "A" to this Quitclaim Deed, which is attached hereto and incorporated herein by reference.

IN WITNESS WHEREOF, the said Grantor(s) has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in presence of:

GRANTOR(S):

Signature of Grantor

Print Name of Grantor

Signature of First Witness to Grantor(s)

Print Name of First Witness to Grantor(s)

N/A
Signature of Second Grantor (if applicable)

N/A
Print Name of Second Grantor (if applicable)

Signature of Second Witness to Grantor(s)

Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

Print Name of Grantee

Signature of First Witness to Grantee(s)

Print Name of First Witness to Grantee(s)

N/A
Signature of Second Grantee (if applicable)

N/A
Print Name of Second Grantee (if applicable)

Signature of Second Witness to Grantee(s)

Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

STATE OF Tennessee

COUNTY OF Davidson

On October 16, 2019, before me, Rose Mary Rodriguez, a notary Public in and for said state, personally appeared, Juan De La Cruz Lara Imelda Guevara Lagunas

Who are known to me (or proved to me on the basis of satisfactory evidence) to be the persons Whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Rose Mary Rodriguez

Signature of Notary

ROSEMARY RODRIGUEZ STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY MY COMMISSION EXPIRES MAY 09, 2023

Affiant Known_____ Produced ID TN Drivers Lic.

Type of ID TN DRS Lic # 091554089

SCHEDULE "A"

A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND IN DAVIDSON COUNTY, TENNESSEE, BEING THE NORTHERLY 150 FEET OF BLOCK "T" OF W.P. READY'S SUBDIVISION OF THE E.H. THORNTON TRACT, AS OF RECORD IN BOOK 332, PAGE 110, REGISTER'S OFFICE FOR DAVIDSON COUNTY, TENNESSEE.

SAID PART OF SAID BLOCK "T" BEGINS AT A POINT IN THE WESTERLY MARGIN OF PIERCE ROAD, 394 FEET NORTH OF SHANNON AVENUE; THENCE ALONG PIERCE ROAD NORTH 1 DEGREES 45 MINUTES WEST 150 FEET TO A POINT; THENCE SOUTH 88 DEGREES WEST 320 FEET TO THE WESTERLY BOUNDARY OF SAID BLOCK "T"; THENCE FOLLOWING SAID WESTERLY MARGIN SOUTHERLY 150 FEET TO A POINT; THENCE NORTH 86 DEGREES EAST 319.5 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED TO JUAN D. LARA, BY DEED OF RECORD, FROM DENNIS STREET AND CONSTANCE JO STREET, HUSBAND AND WIFE, DATED 11/27/2002, AND RECORDED 12/11/2002, IN THE REGISTER'S OFFICE OF DAVIDSON COUNTY, STATE OF TENNESSEE, IN DEED INSTRUMENT #200212110153159.

KNOWN: 1155 PIERCE ROAD

PARCEL: 043-01-0-090