Karen Johnson Davidson County
Batch# 332441 DEEDQC
12/19/2019 11:28:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20191219-0131076

THIS INSTRUMENT PREPARED BY: **Jeffrey Mobley, atty.** **Howard Mobley Hayes & Gontarek, PLLC** **2319 Crestmoor Road** **Nashville, Tennessee 37215** **(615) 627-4444**	STATE OF TENNESSEE) COUNTY OF DAVIDSON) The actual consideration for this transfer is $--NONE-- Affiant Subscribed and sworn to before me, this 11th day of December, 2019. Notary Public My Commission Expires:

JEFFREY MOBLEY
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Commission Expires 11-08-2022

Address of New Owner:	Send Tax Bills to:	Map-Parcel Numbers:
700 12th Avenue South #908 Trust c/o Clovis Pinto Evangelista, Trustee 107 Ridgebend Drive Murfreesboro, Tennessee 37128	SAME	093 13 0D 082.00 CO

QUITCLAIM DEED

KNOW ALL PERSONS by these presents that **Isabel Cristina Lago Evangelista**, for and in consideration of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid, and other good and valuable consideration, the receipt of which is hereby acknowledged, and for the purpose of transferring her entire right, title and interest in the subject parcel of real property, hereby releases, remises and quitclaims unto the **700 12th Avenue South #908 Trust**, an irrevocable trust

established by inter-vivos trust agreement dated December 11, 2019, whose Trustee is Clovis Pinto Evangelista, and to his successors and assigns, with full right to convey any and all interests in the subject property without the consent of any beneficiary, all right, title and interest of the Grantor in and to a certain tract or parcel of land in Tennessee, being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

A new legal description was not prepared for this transaction. The legal description is the same as the previous instrument of record.

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

WITNESS my hand this 11th day of December, 2019.

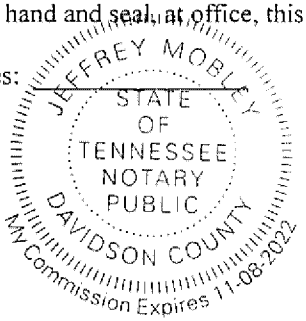
Isabel Cristina Lago Evangelista

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

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

WITNESS my hand and seal, at office, this 11th day of December, 2019.

My Commission Expires:



Notary Public

EXHIBIT A

Legal Description

Land in Davidson County, Tennessee, being Unit No. R 908 of Terrazzo, a Condominium, a Horizontal Property Regime, created under Title 66, Chapter 27, Sections 1011, et seq., as amended, Tennessee Code Annotated, and as established by a Master Deed and By-Laws appended thereto of record as Instrument No. 20081223-0122167, as amended by instrument Nos. 20090213-0012915, 20090316-00233011, 20090325-0026808 and 20090827-0080784, said Register's Office, together with the undivided percentage interest in the common elements appurtenant to said Unit described in said Master Deed and By-Laws. Reference is hereby made to the Plan for Terrazzo Condominiums of record in Instrument No. 20081223-0122167, at Exhibit B, Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Clovis P. Evangelista and Isabel C. L. Evangelista, husband and wife, by deed from Tom Muellenbach and Connie Muellenbach, husband and wife, of record as Instrument No. 20140520-0043299, Register's Office for Davidson County, Tennessee. Also being the same property conveyed to Isabel Cristina Lago Evangelista by deed from Clovis Pinto Evangelista, of record as Instrument No. 20191219-0130903, Register's Office for Davidson County, Tennessee.

Isabel Cristina Lago Evangelista and Isabel C. L. Evangelista are one and the same person. Clovis Pinto Evangelista and Clovis P. Evangelista are one and the same person.

This is improved property known as 700 12th Avenue South #908, Nashville, Tennessee 37203.

CERTIFICATE OF AUTHENTICITY

I, Jeffrey Mobley, 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.

Jeffrey Mobley

STATE OF TENNESSEE)
COUNTY OF DAVIDSON)

Personally appeared before me, Lindsay Hamada, a notary public for this county and state, Jeffrey Mobley, who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

Notary Public

My Commission Expires: _____

Notary's Seal (if on paper)

