This instrument prepared by:
Tennessee Nations Title Agency, Inc.
404 BNA Drive,
Building 200, Suite 310
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 343589 DEEDQC
01/15/2020 11:19:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20200115-0005394

State of TN }
County of Davidson

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 15th day of January 2020

Notary Public

My Commission expires 3 / 15 / 2021

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

NAME AND ADDRESS OF PROPERTY OWNER:
Veronica Lopez Mena and Santiago Flores
109 Smith Springs Ct.
Nashville, TN 37217-3400

SEND TAX BILLS TO:
Veronica Lopez Mena
109 Smith Springs Ct.
Nashville, TN 37217-3400

MAP AND PARCEL NUMBER: 13508000500

QUITCLAIM DEED

19NT01275

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Santiago Flores, a married man

By these presents do remise, release and **QUITCLAIM** unto

Santiago Flores and Veronica Lopez Mena, as tenants in common with rights of survivorship

Hereinafter called the GRANTEES, their heirs and assigns, a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Being Land in Davidson County, Tennessee, being Lot No. 7 on the Plan of Springwood Place Subdivision, of record in Plat Book 6200, Page 911, Register's Office for said County, to which reference is made for a more complete description.

Being the same property conveyed to \Santiago Flores, a married man, by Cash Deed from Julian Castro, The Secretary of Houseing and Urban Development of Washington, D.C., dated 08/12/2016 and recorded 08/15/2016 in Document No. 20160815-0084571 Register's Office for Davidson County, TN.

This is an improved property commonly known as 109 Smith Springs Ct, Nashville, TN 37217

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 15 day of Jan, 2020

Santiago Flores
Santiago Flores

State of Tennessee }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Santiago Flores** the within named bargainer, 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 official seal at office, this 15th day of January 2020

Notary Public

My Commission expires: 5/15/2021

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

1275 QCD

Certificate of Authenticity

I, Christy Jones **do hereby make oath that I am a license attorney and/or 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.**

Christy Jones

Signature

State of Tennessee

County of Davidson

Personally appeared before me Joseph White**, a notary public for this county and state,** Christy Jones **who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.**

Notary's Signature

My Commission Expires: 5/15/2021

Notary's Seal (If on paper)

JOSEPH WHITE
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON