Karen Johnson Davidson County
Batch# 421128 DEEDQC
06/19/2020 12:31:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20200619-0065429

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Oscar Romero Olguin and Sandra C Olivares Gonzalez** ("Grantors"), husband and wife , hereby sell(s), remise(s), release(s), convey(s), and quit claim(s) unto **Sandra C Olivares Gonzalez and Blanca Celia Gonzalez Fernandez, as joint tenants with rights of survivorship,** (Grantee), all of our rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee being Lot No. 141 on the Final Plat of Hallmark, Section 4 of record in Instrument No. 20171030-0110849 Register's Office for said County, to which reference is made for a more complete description.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Grantor herein by Warranty Deed of record at Instrument Number **20180611-0056045** in said Register's Office.

IN TESTIMONY WHEREOF we have executed this instrument the 16 day of **June, 2020.**

OSCAR Romero Olguin
Oscar Romero Olguin

Sandra C Olivares Gonzalez
Sandra C Olivares Gonzalez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Oscar Romero Olguin and Sandra C Olivares Gonzalez,** with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 16 day of **June, 2020.**

C A Allen
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

For recording information only

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0.00.**

C. Walsh
AFFIANT

SUBSCRIBED AND SWORN before me this the 16 day of **June, 2020.**

Cari Allen
NOTARY PUBLIC
MY COMMISSION EXPIRES: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021

PROPERTY ADDRESS: **4612 Springstead Trl**
Antioch, TN 37013

TAX PARCEL NO.: 164 08 0D 141.00

PROPERTY OWNER: **Sandra C Olivares Gonzalez and Blanca Celia Gonzalez Fernandez**
OWNER'S ADDRESS: **4612 Springstead Trail**
Antioch, TN 37013

MAIL TAX BILLS TO: **Owners at Property Address**

Certificate of Authenticity

I, Venikka Branch, 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

Signature

State of Tennessee
County of Davidson
Personally appeared before me, Cari Allen a notary public for this county
And state, Veni. Kka Branch 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: 7-5-21

CARI ALLEN
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES 7-5-2021