Karen Johnson Davidson County
Batch# 497651 DEEDQC
10/16/2020 03:14:30 PM 5 pgs
Fees: $27.00 Taxes: $0.00
20201016-0120929

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE OR THE TAX IMPLICATIONS OF THIS TRANSFER.

STATE OF TENNESSEE
COUNTY OF Sumner

The actual consideration or value, whichever is greater, for this transfer is $-0-.

Jennifer Russell
Affiant

Subscribed and sworn to before me, this 16th day of October, 2020.

Notary Public

My commission expires: OCT 2-0 2020

KRISTEN M. TRAINI Notary Public At Large SUMNER COUNTY, TENN.

**THIS INSTRUMENT WAS PREPARED BY:**
SIGNATURE TITLE SERVICES, LLC
1517 Hunt Club Blvd., Suite 100
Gallatin, TN 37066

# QUITCLAIM DEED

| Address of New Owner(s) as follows: | Send Tax Bills To: | Map-Parcel Numbers |
|---|---|---|
| **Luis Gabriel Huerta Gonzalez** | **NEW OWNER** | **08608010600** |
| **1925 Welsenboro Cir.** | | |
| **Hermitage, TN 37076** | | |

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid by the herein GRANTEE, and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged **Maria Lopez, Luis Gabriel Huerta Gonzalez and Flor Idalia Lopez Flores** "GRANTOR", by these presents, do hereby quitclaim and convey unto **Nallely G Huerta Lopez** herein called "GRANTEE", his/her/their successors, heirs and assigns all of their rights, title and interests in and to a certain tract or parcel of land in Davidson County, Tennessee, to-wit:

Land in Davidson County, Tennessee, being Lot No. 350 on the plan of Phase VII, Jacksons Retreat, a plat of which is of record in Plat Book 6900, page 401, Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Maria Lopez, Luis Gabriel Huerta Gonzalez and Flor Idalia Lopez Florez by Quitclaim Deed from Maria Lopez dated August 18, 2006, of record in Instrument No. 20060817-0101623, Register's Office for Davidson County, Tennessee.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

All easements, restrictive covenants and conditions, and other matters of record, including items set out on any applicable plat of record.

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

This is improved property commonly known as 1925 Welsenboro Cir., ~~Hermitaze,~~ Hermitage TN 37076

WITNESS my/our hands this 14th day of October, 2020.

Ma Elena Lopez
**Maria Lopez**

STATE OF TEXAS

COUNTY OF HIDALGO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, the within named **Maria Lopez,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 14 day of October, 2020.

NOTARY PUBLIC

My Commission Expires: 12-26-2021

TERESITA M. GARCIA NOTARY PUBLIC STATE OF TEXAS EXPIRES 12-26-2021 ID # 4820331

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

This is improved property commonly known as 1925 Welsenboro Cir., ~~Hermitage~~ Hermitage, TN 37076

WITNESS my/our hands this 25 day of September, 2020.

Luis G Huerta Gonzalez
**Luis Gabriel Huerta Gonzalez**

STATE OF Tennessee

COUNTY OF Davidson

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, the within named **Luis Gabriel Huerta Gonzalez,** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 25 day of September, 2020.

NOTARY PUBLIC

My Commission Expires: 10/2/2023

MICHELLE CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES OCTOBER 2, 2023

THIS INSTRUMENT WAS PREPARED BY INFORMATION FURNISHED BY THE PARTIES. THE PREPARER MAKES NO CLAIM OR WARRANTIES AS TO THE STATUS OF THE TITLE.

This is improved property commonly known as 1925 Welsenboro Cir., ~~Hermitaze~~ Hermitage, TN 37076

WITNESS my/our hands this 29 day of September, 2020.

Flor Idalia Lopez Flores

**Flor Idalia Lopez Flores**

STATE OF Tennessee

COUNTY OF Davidson

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, the within named Flor Idalia Lopez Flores with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office this 29 day of September, 2020.

NOTARY PUBLIC

My Commission Expires: 10/2/2023

MICHELLE CRAWFORD
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF DAVIDSON
MY COMM. EXPIRES OCTOBER 2, 2023

# True Copy Certification

I, KRISTEN TRAINI, 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 SUMNER

Personally appeared before me, the undersigned, a notary public for this county and state, KRISTEN TRAINI 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: 11-30-2020
Notary's Seal (if on paper)

