Responsible for property taxes:
Volunteer Mortgage
Loan Servicing.
404 James Robertson Parkway
Suite 1450.
Nashville, TN. 37219

Karen Johnson Davidson County
Batch# 520779 DEEDQC
11/24/2020 12:53:30 PM 4 pgs
Fees: $22.00 Taxes: $0.00

20201124-0137917

Quitclaim Deed

RECORDING REQUESTED BY Johanny Rivero
AND WHEN RECORDED MAIL TO:
Johanny Rivero , Grantee(s)
140 Cobblestone Place Dr.
Goodlettsville, TN. 37072
Consideration: $ No consideration.
Property Transfer Tax: $ N/A
Assessor's Parcel No.: ~~034010E02100CO~~ 034 01 of 021.00
PREPARED BY: Johanny Rivero certifies herein that he or she has prepared this Deed.

Signature of Preparer

10/31/2020
Date of Preparation

Johanny Rivero
Printed Name of Preparer

THIS QUITCLAIM DEED, executed on 10/31/2020 in the County of Davidson, State of Tennessee by Grantor(s), Oscar H. Loaiza, whose post office address is 140 Cobblestone Place Dr. Goodlettsville, TN. 37072, to Grantee(s), Johanny Rivero, whose post office address is 140 Cobblestone Place Dr. Goodlettsville, TN. 37072,

WITNESSETH, that the said Grantor(s), Oscar H. Loaiza, for good consideration and for the sum of Zero dollars and zero cents ($ 0.00) 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

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

Oscar H. Loaiza
Print Name of Grantor

Signature of First Witness to Grantor(s)

Diana Correa
Print Name of First Witness to Grantor(s)

Signature of Second Grantor (if applicable)

Print Name of Second Grantor (if applicable)

Signature of Second Witness to Grantor(s)

CLAUDIA M. CORREA
Print Name of Second Witness to Grantor(s)

GRANTEE(S):

Signature of Grantee

Johanny Rivera
Print Name of Grantee

Signature of First Witness to Grantee(s)

Diana Correa
Print Name of First Witness to Grantee(s)

Signature of Second Grantee (if applicable)

Print Name of Second Grantee (if applicable)

Signature of Second Witness to Grantee(s)

CLAUDIA M. CORREA
Print Name of Second Witness to Grantee(s)

NOTARY ACKNOWLEDGMENT

State of Florida

County of Broward

On 10/31/2020, before me, Karimar Gonzalez, a notary public in and for said state, personally appeared, Johanny Rivero, Oscar H. Loaiza, Claudia Correa, Diana Correa

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.

Signature of Notary

Affiant Known _____ Produced ID ✓

Type of ID Driver Licence
360171020162 2993
Johanny Rivero
Driver Licence
360180322125 9750
Oscar H. Loaiza.

(Seal)

KARIMAR GONZALEZ
Notary Public - State of Florida
Commission # GG 254693
My Comm. Expires Sep 3, 2022
Bonded through National Notary Assn.

Exhibit A

A certain townhome located in Davidson County, Tennessee, being Unit No. 21 of Cobblestone II Townhomes established pursuant to the provision of the Tennessee Horizontal Property Act as the same is set out in Section 66-27-101, et. seq. of the Tennessee Code Annotated under the Declaration of Covenants, Conditions, and Restriction for Cobblestone II Townhomes of record in Instrument No. 20160401-0031281, Instrument No. 20160929-0102734, and as corrected in Scrivener's Affidavit of record in Instrument No. 20170501-0042305, Register's Office for Davidson County, Tennessee and subject to the provision and requirements thereof, and the By-Laws for the administration thereof, and all easements, rights and interests in favor of other unit owners, and all sewer, water, electrical, telephone, and other utility easements now or hereafter established over, through or upon the land embracing the regime and the buildings thereof, said Unit being depicted on Exhibit B to said Declaration of Covenants, Conditions and Restrictions; together with a percentage interest in the common elements and voting percentage as set forth in said Declaration of Covenants, Conditions, and Restrictions.

Being the same property conveyed to Johanny Rivero and Oscar Loaiza, wife and husband, by Deed from Hyneman Rental Company, LLC, dated May 26, 2017, of record in Instrument # 20170531-0053611 in the Register of Deeds of Davidson County, Tennessee.