Karen Johnson Davidson County
Batch# 537045 DEEDQC
12/17/2020 11:09:30 AM 4 pgs
Fees: $22.00 Taxes: $0.00
20201217-0149384

This Instrument prepared by:

K. David Bradley, Jr., Esq., Tennessee Bar No. 12873
8845 Leatherwood Road, Salt Lick, Kentucky 40371

Return to: Orange Coast Lender Services,
1000 Commerce Drive, Suite 520, Pittsburgh, PA 15275

Reference Number: 672640

Name and Address of New Owner:	Name and Address of Entity Responsible for Payment of Real Property Taxes	Tax Map Parcel No.:
Nereida Ortega-Navarro and Humberto Basilio-Gonzalez	Nereida Ortega-Navarro and Humberto Basilio-Gonzalez	148-14-0-220.00
100 Colemont Drive	100 Colemont Drive	
Antioch, TN 37013	Antioch, TN 37013	

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR AND IN CONSIDERATION of the sum of Ten and 00/100 Dollars ($10.00) and other good and valuable consideration, cash in hand paid, the receipt and legal sufficiency of which are hereby acknowledged, NEREIDA ORTEGA-NAVARRO, now a married woman, hereinafter referred to as "Grantor", does hereby convey, transfer, remise, release, relinquish and quitclaim unto NEREIDA ORTEGA-NAVARRO and HUMBERTO BASILIO-GONZALEZ, wife and husband, hereinafter referred to as "Grantee", whose mailing address is: 100 Colemont Drive, Antioch, TN 37013, their heirs and assigns forever, all of Grantor's right, title and interest in and to the following property being situated and located in the County of Davidson, State of Tennessee together with all improvements located thereon, being more particularly described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 66 on the Plan of Haywood Forest, Section Three Subdivision of record in Plat Book 5200, Page 245, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Tax ID No.: 148-14-0-220.00

BEING the same property conveyed to Grantor herein by Deed recorded as Instrument No. 20190515-0045876, in the Office of the County Register of Deeds for Davidson County, Tennessee.

Statement required by T.C.A. 66-24-121: The foregoing legal description is the same as contained in the previous deed of record.

The above-described property is improved property having a street address of 100 Colemont Drive, Antioch, TN 37013.

The words "Grantor" and "Grantee" shall include their respective successors and assigns where the context requires or permits.

THIS CONVEYANCE is made subject to all easements, and building or use restrictions of record, including, but not limited to, those for public roads and highways, restrictive covenants, utilities, railroads, and pipelines. The conveyance is also subject to all applicable zoning, ordinances, statutes, rules, or regulations, as amended.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed on this 4th day of December, 2020.

Nereida Ortega-Navarro

NEREIDA ORTEGA-NAVARRO

STATE OF TENNESSEE
COUNTY OF Davidson

I, the undersigned Notary Public, in and for the County and State aforesaid, do hereby certify that Nereida Ortega-Navarro, with whom I am personally acquainted (or who has proved to me their identity on the basis of satisfactory evidence), has, upon oath, acknowledged the same before me and has executed the foregoing instrument for the purpose therein contained, by signing his/her/their name(s), on this 4th day of December, 2020.

Quentin Isabell

Notary Public
My Commission expires: May 15, 2021

QUENTIN ISABELL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/15/2021
RUTHERFORD COUNTY

VALUATION AFFIDAVIT

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

NEREIDA ORTEGA-NAVARRO

HUMBERTO BASILIO-GONZALEZ

Subscribed and sworn to before me this 4th day of December, 2020.

Notary Public
My Commission expires: May 15, 2021

QUENTIN ISABELL
STATE OF TENNESSEE
NOTARY PUBLIC
My Commission Expires on 05/15/2021
RUTHERFORD COUNTY

TRUE COPY CERTIFICATION

I, Michael Herman, 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 Pennsylvania

County of Allegheny

Personally appeared before me, SHANNON TAYLOR a notary public for this county and state, MICHAEL HERMAN, 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: 09/15/2024

Notary's Seal:

Commonwealth of Pennsylvania - Notary Seal
Shannon Taylor, Notary Public
Allegheny County
My commission expires September 15, 2024
Commission number 1300893
Member, Pennsylvania Association of Notaries