Prepared by: Returned:
Bankers Title & Escrow Corp.
5107 Maryland Way, Ste. 115
Brentwood, TN 37027

Karen Johnson Davidson County
Batch# 603491 DEEDQC
03/31/2021 11:38:10 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20210331-0042285

**QUITCLAIM DEED**

| ADDRESS NEW OWNER: | SEND TAX BILLS TO: | MAP & PARCEL NO: |
|---|---|---|
| Moreno Revocable Trust<br>PO Box 110630<br>Nashville, TN 37222 | New Owner | 182.00-0-052.00 |

FOR AND IN CONSIDERATION of the sum of One and 00/100 ($1.00) Dollar, cash in hand paid, **Galileo Moreno,** hereinafter called the GRANTOR, does hereby quitclaim and convey unto **Galileo Juan Carlos Moreno Medina, Trustee of the Moreno Revocable Trust U/A dated December 11, 2020**, all of his rights, title and interest in and to a certain tract or parcel of land in the 5th District, Davidson County, Tennessee and being Tax Map 182.00, Parcel 52, being more particularly described as follows:

BEGINNING at the intersection of Old Hickory Boulevard (formerly Hobson Pike) and Whittenmore Lane, thence with the next four calls alone the centerline of Old Hickory Boulevard: S 65° 12' 36" E, a distance of 13.37' to the point; S 73° 36' 31" E, a distance of 35.59' to a point; S 80° 14' 41" E, a distance of 34.97' to a point; S 84° 21' 42" E, a distance of 388.48' to a point; thence leaving centerline of Old Hickory Boulevard passing an iron pin at 15.82' S 03° 09' 00" W, a distance of 824.86' to an iron pin found; thence N 85° 32' 42" W. a distance of 46.31' to an iron pin at fence intersection and rock pile; Thence N 84° 23' 37" W, passing an iron pin at 395.55' for a total distance of 464.86' to a point in the centerline of Whittenmore Lane; Thence with the centerline of Whittenmore Lane N 02° 46' 39" E, a distance of 839.41' to the point of beginning, being 356,201.9 square feet or 8.86 acres, more or less.

NOTE: Legal description has been revised and recorded June 15, 2015, as Instrument No. 20150615-056399, in the Register's Office for Davidson County, Tennessee.

Being the same property conveyed to Galileo Moreno from Fannie May AKA Federal National Mortgage Association by Special Warranty Deed, of record in Instrument No. 20160502-0042789, Register's Office, Davidson County, Tennessee.

This is improved property known as **13707 Old Hickory Blvd, Antioch, TN 37013.**

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

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

IN WITNESS WHEREOF, the GRANTOR has hereunder set his hand this 30 day of March, 2021.

GRANTOR:

**Galileo Moreno**

STATE OF TENNESSEE
COUNTY OF Williamson

Personally appeared before me, the undersigned, a Notary Public of said county and state, **Galileo Moreno,** with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand, at office, this 30 day of March, 2021.

**NOTARY PUBLIC**

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

My Commission Expires: 9/2/24

STATE OF TENNESSEE
COUNTY OF Williamson

The actual consideration for this transfer is $0.00.

Kim Murray
**Affiant**

Subscribed and sworn to before me, this 30 day of March, 2021.

**NOTARY PUBLIC**

My Commission Expires: 9/2/24

SAMUEL F. ANDERSON STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY