QUITCLAIM DEED

KNOWN ALL MEN BY THESE PRESENTS, that, **THOMAS L. SMITH, JR.,** for and in consideration of Ten Dollars and 00/100's ($10.00) do/does hereby bargain, sell, remise, quitclaim, and convey unto, **ALEJANDRO SEPULVEDA ORTEGA,** all his/her/their right, title, and interest including, but not limited to his/her marital interest in and to the following described real estate, located in **DAVIDSON**, Tennessee, described as follows:

Land in Davidson County, Tennessee, being all of Lot No. 145, on the Plan of Hermitage Estates, according to plat and survey appearing of record in Plat Book 3300, pages 70 and 71, of the Register's Office of Davidson County, Tennessee, to which plan reference is hereby made for more complete details of location and description of said lot.

Being the same property conveyed to Thomas L. Smith, Jr., by Quitclaim Deed from Thomas L. Smith Jr., as Executor of the Estate of Martha Elizabeth Smith and William Smith, Individually, dated August 24, 2018, appearing of record in Instrument No. 20180824-0084235, of the Register's Office for Davidson County, Tennessee.

Subject to any and all easements and/or restrictions affecting this property of record in the Register's Office for Davidson County, Tennessee.

PROPERTY ADDRESS; 8206 Gordon Lane, Heritage, TN

IN TESTIMONY WHEREOF he/she has(we) hereunto set his/her hand(s) and seal(s) this 18th day of November, 2021.

Thomas L. Smith Jr.
THOMAS L. SMITH JR

Karen Johnson Davidson County
Batch# 760556 **DEEDQC**
11/24/2021 12:12:05 PM 1 pg
Fees: $12.00 Taxes: $0.00

20211124-0156147

STATE OF TENNESSEE **COUNTY OF RUTHERFORD**

On the 18th day of November, **2021,** before me a Notary Public in and for the said State and County, duly commissioned and qualified, personally appeared **THOMAS L. SMITH JR,** with whom I am personally acquainted, and who acknowledged the execution of the foregoing instrument and acknowledged that he/she executed the same as his/her free act and deed.

Witness my hand and official seal this 18th day of November, **2021**

Witness my hand and official seal this 18th day of **NOVEMBER, 2021.**

My Commission Expires: 12/21/2024 Notary Public

SHERI L MORGAN NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY

The actual consideration for this transfer is -0-

Affiant

Sworn and subscribed to me this 18th day of **NOVEMBER, 2021.**

My Commission Expires: 12/21/2024 Notary Public

Prepared by: Tri Star Title & Escrow, LLC, 201 E. Main St., Ste 300, Murfreesboro, TN 37130
Map/Parcel: 075140017.00
Send Tax Bills To: Alejandro Sepulveda Ortega, 8206 Gordon Lane, Heritage, TN 37076
New Owner: Alejandro Sepulveda Ortega, 8206 Gordon Lane, Heritage, TN 37076

SHERI L MORGAN NOTARY PUBLIC STATE OF TENNESSEE RUTHERFORD COUNTY