THIS INSTRUMENT PREPARED BY:

Lockeland Law Group, LLC
204 South 11th Street
Nashville, TN 37206
615.650.5100

Karen Johnson Davidson County
Batch# 825689 DEEDQC
03/21/2022 01:29:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20220321-0032300

This deed is prepared with information provided by the client/owner without the benefit of a title search and/or examination.

QUITCLAIM DEED

Address of New Owner(s):	Send Tax Bills to:	Map & Parcel:
David Esquivel and Kimberly Esquivel 1037 Overton Lea Road Nashville, TN 37220	New Owner	145 08 0 009.00

FOR AND IN CONSIDERATION of the sum of One Dollar ($1.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **KIMBERLY ESQUIVEL F/K/A KIMBERLY BUTLER, a married woman,** by these presents does hereby quitclaim and convey unto **DAVID ESQUIVEL AND KIMBERLY ESQUIVEL, husband and wife**, their heirs, successors and assigns, all her right, title and interest in and to the following described tract of land:

Land in Davidson County, Tennessee, being Lot No. 2 on the Plan of Lealand Manor Fifth Addition, Block "A", a part of the Overton Lea Estate, not of record described according to a Survey made by William A. Pitts, Surveyor, as follows:

Beginning on the southeasterly margin of Overton Lea Road 245.6 feet southwest of the northwest corner of the property conveyed to Lorene Keele Cooper by Deed from F.N. McNeill, Jr., Executor and Trustee, of record in Book 1714, Page 134, in the Register's Office for Davidson County, Tennessee, being the corner of Lot Nos. 2 and 3; thence with the line between said two lots, South 17 degrees 57 minutes East 382.2 feet to the northwesterly margin of Riverview Drive (proposed); thence with same, southwesterly 461.15 feet to the corner of Lot Nos. 1 and 2; thence with the line between said two lots, North 3 degrees 59 minutes West 611.6 feet to the southeasterly margin of Overton Lea Road; thence with the same, Northeastwardly 238.53 feet to the beginning, containing 3.42 acres, more or less.

Being the same property conveyed to Kimberly Butler, an unmarried woman, by Quitclaim Deed from Stephen Butler, an unmarried man, dated April 24, 2017 and recorded on May 1, 2017 at Instrument No. 20170501-0042384, Register's Office for Davidson County, Tennessee.

Being also known as 1037 Overton Lea Road, Nashville, TN 37220.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is $0.00.

Subscribed and sworn to before me this the 14th day of March 2022.

Affiant

Notary Public

My commission expires:
(Affix Seal)
3/6/24

ABBY HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024

IN WITNESS WHEREOF, the undersigned has executed this Quitclaim Deed on this 11th day of March, 2022.

KIMBERLY ESQUIVEL F/K/A KIMBERLY BUTLER

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for the County and State, the within named KIMBERLY ESQUIVEL F/K/A KIMBERLY BUTLER, with whom I/We am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged that he/she executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal this the 11th day of March, 2022.

Notary Public

My Commission Expires: 3/6/24

ERIC HARRIS
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
My Comm. Expires March 06, 2024

Tennessee Certification of Electronic Document

I, Steven T. Morris, do hereby make oath that I am a licensed attorney and/or the custodian of the original version of the electronic document tendered for registration herewith and that this electronic document is a true and exact copy of the original document executed and authenticated according to law on 03/11/2022 ____ (date of document).

Affiant Signature

03/11/2022

Date

State of TN

County of DAVIDSON

Sworn to and subscribed before me this 11 day of March, 2022.

Notary's Signature

ELIZA WHITFIELD
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY
MY COMMISSION EXPIRES MAY 5, 2025
NOTARY'S SEAL

MY COMMISSION EXPIRES: 5-5-2025