Karen Johnson Davidson County
Batch# 827202 DEEDQC
03/23/2022 11:30:30 AM 2 pgs
Fees: $12.00 Taxes: $0.00
20220323-0033389

This Instrument Prepared By:

Brian T. Boyd (BPR #023521)
Boyd & Wills, PLLC
750 Old Hickory Blvd.
Bldg. 2, Ste. 150
Brentwood, TN 37027

This instrument was drafted from information furnished by the parties. No representation or warranty is made by the preparer as to the accuracy of anything set forth herein. The parties have waived performance of a title search, title opinion letter or title insurance by the preparing attorney.

New Owners and Address:	Send Tax Bills To:	Tax Parcel Number
Jaime Ruiz de Somocurcio Gladys Vargas 411 Harding Pl., #D11 Nashville, TN 37211	Jaime Ruiz de Somocurcio Gladys Vargas 4805 Enoch Dr. Nashville, TN 37201	147-03-0A-057.00-CO

QUITCLAIM DEED

For and in consideration of Ten Dollars ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, I, **JAIME RUIZ DE SOMOCURCIO**, (hereinafter referred to as "**GRANTOR**") do quitclaim and convey my right, title and interest to the hereinafter described property to **JAIME RUIZ DE SOMOCURCIO AND GLADYS VARGAS, AS TENANTS IN COMMON,** (hereinafter referred to as the "**GRANTEES**"), their heirs successors and assigns, in and to the following described tract of land:

This is improved property known as 411 Harding Pl. #D11, Nashville, TN 37211.

Land in Davidson County, Tennessee, being Unit D-11 of Harding Place Condominiums created under Title 66, Chapter 27, Sections 101, et seq., as amended, Tennessee Code Annotated, as established by Master Deed of record in Book 6104, page 725, Register's Office for Davidson County, Tennessee, together with the undivided percentage interest in the common elements appurtenant to said Unit as set forth in Exhibit A-1 of said Master Deed. Reference is hereby made to the Plat of Harding Place Condominiums of record in Book 5200, page 571, said Register's Office, for a more complete description of said unit.

Being the same property conveyed to Jaime Ruiz de Somocurcio by Warranty Deed from Julia B. Baker and Gordon W. Baker, of record in Instrument No. 20200317-0029725, Register's Office of Davidson County, Tennessee.

Jaime Ruiz de Somocurcio, as Grantor, and Jaime Ruiz de Somocurcio, as Grantee, being one and the same person.

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, this document was executed this 22nd day of March, 2022.

Jaime Ruiz de Somocurcio

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, Jaime Ruiz de Somocurcio, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed this instrument for the purposes contained therein.

Witness my hand and official seal this 22nd day of March, 2022.

Teresa Bryant
NOTARY PUBLIC

1-6-25
My Commission Expires

TERESA L BRYANT
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

I, Affiant, hereby swear or affirm that to the best of my knowledge, information, and belief, the actual consideration for this transfer is Zero Dollars and Zero Cents ($0.00).

Jaime Ruiz de Somocurcio, Affiant

RETURN TO:
Brian T. Boyd (BPR #023521)
Boyd & Wills, PLLC
750 Old Hickory Blvd.
Bldg. 2, Ste. 150
Brentwood, TN 37027