QUITCLAIM DEED

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $0.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 26th DAY OF OCT, 20 22.

Notary Public

MY COMMISSION EXPIRES: 7/9/24

(AFFIX SEAL)

DANA DELWORTH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

JM-QCD-22-136

THIS INSTRUMENT WAS PREPARED BY

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP / PARCEL NUMBER (S)
Jorge Luis Lopez Trejo, unmarried	**NEW OWNER**	
(NAME)	(NAME)	**14803012200**
136 Luna Drive,		
(ADDRESS)	(ADDRESS)	
Nashville, TN 37211		
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

For and in consideration of the sum of TEN DOLLARS, cash in hand, paid by the hereinafter named Grantee(s), and other good and valuable consideration, the receipt of which is hereby acknowledged, **HERMINIO LOPEZ ABREO, MARRIED,** hereinafter called the Grantor(s), by these presents do/does hereby convey, assign and quitclaim unto **JORGE LUIS LOPEZ TREJO, UNMARRIED** hereinafter called the Grantee(s), his/her/its/their heirs, successors and assigns, all Grantor's right, title and interest in and to that certain tract or parcel of land in **DAVIDSON** COUNTY, STATE OF **TENNESSEE**, described as follows, to wit:

Land in Davidson County, Tennessee being Lot No. 611 on the Plan of Cherokee Hills, Section VI, of record in Book 3842, Page 15, Register's Office for Davidson County, Tennessee.

Said Lot No. 611 fronts 75 feet along the Northerly margin of Luna Drive, thence back between lines measuring 184.5 feet on the Westerly line and 169.2 feet on the Easterly line, to a broken line in the rear, measuring 76.6 feet thereon.

Being the same property conveyed to Herminio Lopez Abreo, a married man by Warranty Deed from Juan Zermeno and Sonia Guerrero, husband and wife dated September 12th, 2016 and recorded on September 13th, 2016 in Instrument No. 20160913-0096230, Register's Office for Davidson County, Tennessee.

This Instrument was prepared with information supplied by the Grantees. No title examination was performed to validate the accuracy of title. Therefore the preparer does not accept liability for this Instrument.

This is **improved** property known as: **136 Luna Drive, Nashville, Tennessee 37211**.

Karen Johnson Davidson County
Batch# 936694 **DEEDQC**
11/01/2022 03:20:47 PM 2 pgs
Fees: $12.00 Taxes: $0.00

20221101-0118041

Witness my/our hand(s) this the 21 day of October, 2022

Herminio Lopez
Herminio Lopez Abreo

Efigenia Trejo Martinez

Efigenia Trejo Martinez, spouse of Herminio Lopez Abreo, hereby joins in this conveyance and does transfer and convey any and all marital interest Efigenia Trejo Martinez may have in and to the above-described tract or parcel of land.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Herminio Lopez Abreo and

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, EFIGENIA TREJO MARTINEZ, the within named bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she/they executed the within instrument for the purposes therein contained.

Witness my hand and official seal, this the 21 day of October, 2022.

Notary Public
My Commission Expires: July 9, 2024
(SEAL)

GLORIA ESTELA TORRES
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires
July 9, 2024

RETURN TO:

Rudy Title & Escrow, LLC
608 Shelby Avenue
Nashville, TN 37206