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Karen Johnson Davidson County
Batch# 942213 DEEDQC
11/17/2022 09:29:16 AM 1 pg
Fees: $12.00 Taxes: $0.00

20221117-0122301

rovided from parties without the benefit of a Title Search

THIS INSTRUMENT PREPARED BY:
Esquire Title & Escrow, Inc.
30 Burton Hills Boulevard, Suite 200
Nashville, TN 37215

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS: $0

AFFIANT: _____

SUBSCRIBED AND SWORN TO BEFORE ME THIS 14th DAY OF November, 2022.

NOTARY PUBLIC: _____

MY COMMISSION EXPIRES: 9-7-2026

THERESA L. SMITH STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY, TENN.

QUITCLAIM DEED

Address New Owner:	Send Tax Bills To::	Map-Parcel Numbers:
Michelle Serra Pereira	**SAME**	095050B16100CO
2120 Lebanon Pike, Unit 79		
Nashville, TN 37210		

FOR AND CONSIDERATION of One and No/100 ($1.00) Dollar cash in hand paid, the receipt of which is hereby acknowledged, **Rosaria Pereira,** by these presents does hereby transfer and quitclaim and convey unto **Michelle Serra Pereira,** her successors and assigns, all of her rights, title, and interest in and to the following described tract of land:

Being Unit No. 79 on the Master Deed of Easthaven Townhomes of record in Instrument No. 20010806-0083543, said Register's Office for Davidson County, Tennessee, to which master deed of reference is made for a more complete description thereof.

Being the same property conveyed to Rosaria Pereira and Michelle Serra Pereira, joint tenants with right of survivorship by deed from Tracy L. Leftwich, unmarried of record in Instrument No. 20171127-0120526, Register's Office for Davidson County, Tennessee.

This is improved property known as: 2120 Lebanon Pike, Unit 79, Nashville, TN 37210

Witness my hand this 27 day of OCTOBER, 2022.

_____
Rosaria Pereira

COUNTY OF CANADA
~~PROVIDENCE OF~~ CITY OF MISSISSAUGA
PROVINCE OF ONTARIO
CANADA

I, KARIIMAH ROJUBALLY, of the City of ETOBICOKE, in the Province of ONTARIO, ~~Barrister~~ & ~~Solicitor~~, a Notary Public, within and for the Providence aforesaid, personally appeared **Rosaria Pereira,** the bargainor with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that **she** executed the within instrument for the purposes therein contained.

IN THE TESTIMONY WHEREOF, I have hereunto subscribed my name and affixed my seal of office of the City of MISSISSAUGA, in the Province of ONTARIO, this 27 day of OCTOBER, 2022.

_____ Seal

A Notary Public in and for the Province of ONTARIO

Before me in
Mississauga ON, Canada
on OCT 27 2022

KARIIMAH ROJUBALLY
Notary Public & Licensed Paralegal
2550 Argentia Road, # 116, Mississauga
Ontario L5N 5R1, Canada. +1 416-731-9023

KARIIMAH ROJUBALLY NOTARY PUBLIC SEAL