Karen Johnson Davidson County
Batch# 1071767 DEEDQC
11/14/2023 02:10:30 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20231114-0088793

This Instrument Prepared by & Return to: Providence Title, LLC
25 Century Blvd, Suite 402, Nashville, TN 37214

QUIT CLAIM DEED

FOR AND IN CONSIDERATION of the sum of One Dollar and no/100 ($1.00) and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the undersigned, **Juan C. Vazquez, married** ("Grantor"), hereby sells, remises, releases, conveys, and quit claims unto **Cristal Bravo Carachure,** (Grantee),all of his rights, title, and interests in the following described real property, to wit:

Land in Davidson County, Tennessee, being Lot No. 193 on the Plan of Elm Hill Acres, Section No. IV, of record in Plat Book 2331, Page 118, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the property. The parties hereto acknowledge that this document was prepared without the benefit of a title search and or survey.

Being all or part of the same property conveyed to Juan C. Vasquez, married, herein by Warranty Deed of record at Instrument No. 20131126-0121578, in said Register's Office.

This property has never been the principal residence of the grantor.

IN TESTIMONY WHEREOF I have executed this instrument the 3 day of November, 2023.

Juan C. Vazquez

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, a Notary Public in and for said state and county, **Juan C. Vazquez**, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 3 day of November, 2023.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/7/2026

ASHLEE D. PAGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

STATE OF TENNESSEE
COUNTY OF DAVIDSON

I hereby swear or affirm that to the best of affiant's knowledge, belief and information, the actual consideration for the transfer is **$0**.

AFFIANT

SUBSCRIBED AND SWORN before me this the 3 day of November, 2023.

NOTARY PUBLIC

MY COMMISSION EXPIRES: 9/7/2026

ASHLEE D. PAGE STATE OF TENNESSEE NOTARY PUBLIC DAVIDSON COUNTY

PROPERTY ADDRESS: **2106 Sanborn Drive**
Nashville, TN 37210

TAX PARCEL NO.: **09510003200**

PROPERTY OWNER: **Cristal Bravo Carachure**
OWNER'S ADDRESS: **2106 Sanborn Drive**
Nashville, TN 37210

MAIL TAX BILLS TO: **Cristal Bravo Carachure**
2106 Sanborn Drive
Nashville, TN 37210

Certificate of Authenticity

I, Holly A. Mason, 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 November 13, 2023.

Affiant Signature

11/14/23
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 14 day of November, 2023.

Notary's Signature

(Notary Seal)

ASHLEE D. PAGE
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

My Commission Expires: 9/7/2026