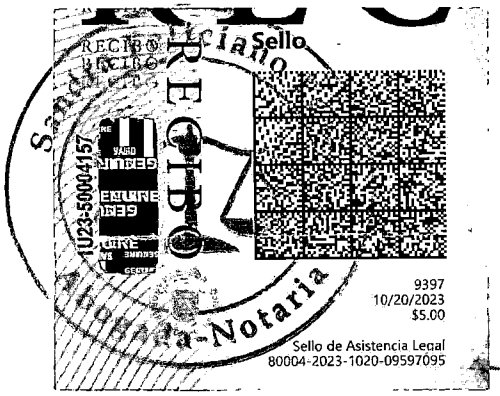
6

Prepared from Information provided from parties without the benefit of a Title Search

Instrument Prepared By:

Esquire Title & Escrow, Inc.
30 Burton Hills Blvd., 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 12 day of **December, 2023.**

_____ Notary Public

My Commission Expires: Permanent Commission

96.72-

QUITCLAIM DEED

Address New Owner:
Rodney Fortner
3246 Cloverwood Drive
Nashville, TN 37214

Send Tax Bills To:
SAME

Map-Parcel Numbers:
096 12 0 016.00

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

Being Lot No. 15, on the Plan of Hickory Bend, Section 1, of record in Book 3300, Page 38, Register's Office for Davidson County, TN, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Rodney Fortner and Alexander Rivera, joint tenants with rights of survivorship by Quitclaim Deed from Rodney Fortner, a single man of record in Instrument No. 20180420-0037300, Register's Office for Davidson County, Tennessee.

This is unimproved property: 3246 Cloverwood Drive, Nashville, TN 37214

WITNESS my hand this 12 day of **December, 2023.**

_____
Alexander Rivera

Karen Johnson Davidson County
Batch # 1090469 **DEEDQC**
01/11/2024 08:05:44 AM 2 pgs
Fees: $12.00 Taxes: $0.00

20240111-0002260

COMMONWEALTH OF PUERTO RICO
CITY/COUNTY OF Cabo Rojo

On this 12 day of **December, 2023,** before me, a Notary Public, within and for the Commonweath of Puerto Rico and County aforesaid, personally appeared **Alexander Rivera** the within named bargainor with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence to be the person who executed the foregoing instrument and that **he** executed the within instrument for the purposes therein contained as **his** free act and deed.

WITNESS my hand this 12 day of **December, 2023.**

Notary Public

My Commission Expires: permanet commission

aff. #73

Sandra Felicia [redacted] Abogada-Notaria

RECIBO

Sello

9397
10/20/2023
$5.00

Sello de Asistencia Legal
80004-2023-1020-09597009