This instrument prepared by:
Tennessee Nations Title Agency, Inc.
402 BNA Drive,
Building 100, Suite 205
Nashville, Tennessee 37217
615-360-2703
tn-closing@nationstitle.com

Karen Johnson Davidson County
Batch# 1114095 DEEDQC
03/22/2024 01:53:30 PM 3 pgs
Fees: $17.00 Taxes: $0.00
20240322-0020151

State of TN }
County of DAVIDSON

The actual consideration or value, whichever is greater for this transfer is: $ 0.00

Affiant Signature

Subscribed and sworn to before me on this the 11 day of March 2024

Notary Public

My Commission expires 9/21/26

NAME AND ADDRESS OF PROPERTY OWNER:
Lucila Santiago
1616 Celebration Way,
Nashville, TN 37211

SEND TAX BILLS TO:
Lucila Santiago
1616 Celebration Way,
Nashville, TN 37211

MAP AND PARCEL NUMBER: 172080B03600CO

QUITCLAIM DEED

24NT00192

For and in Consideration of the sum of $1.00 cash in hand paid by the hereinafter named grantees, and other good and valuable consideration, the receipt of which is hereby acknowledged I,

Arturo Aguirre Leon and Lucila Santiago, husband and wife

By these presents do remise, release and **QUITCLAIM** unto

Lucila Santiago

Hereinafter called the GRANTEES, their heirs and assigns, all of my interest in a certain tract or parcel of land in **DAVIDSON COUNTY,** Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 36 on the Plan of Revised Final Plat of Phase One, Bridle Downs, of record in Plat Book 6900, Pages 701-703, corrected in Book 8169, Page 240, in the Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete description of the property.

Being the same property conveyed to Arturo Aguirre Leon and Lucila Santiago, husband and wife from Opendoor Property D LLC, a Delaware limited liability company, by Warranty deed dated 07/03/2019 and recorded 07/22/2019 in Instrument No. 20190722-0071622 and corrected by Corrective Warranty in Instrument No. 20190903-0088717, Register's Office of said County.

This is an improved property commonly known as: 1616 Celebration Way, Nashville, TN 37211-6826

20080821-0085752 in Davidson County, Tennessee Register of Deeds. Carolyn Cruse Brown died on or about September 14, 2020, thereby extinguishing her life estate.

Being the same property conveyed to Arturo Aguirre Leon and Lucila Santiago, husband and wife from Vickie S. Gilbert, a married woman, by Warranty Deed dated 03/01/2023 and recorded 03/03/2023 in Instrument No. 20230303-0015270, Register's Office of said County.

This is an improved property commonly known as: 5101 Raywood Ln, Nashville, TN 37211-6011

Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 11 day of March, 2024.

Arturo Aguirre Leon
Arturo Aguirre Leon

State of TN }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Arturo Aguirre Leon**, the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 11 day of March, 2024.

Notary Public

My Commission expires: 9 / 21 / 26.

YURI LOPEZ
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Lucila Santiago
Lucila Santiago

State of ~~Lucila Santiago~~ TN }
County of Davidson }

Personally appeared before me, the undersigned authority, a Notary Public for said county and State, **Lucila Santiago,** the within named bargainer, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that such person executed the within instrument for the purposes therein contained.

Witness my hand and official seal at office, this 11 day of March, 2024.

Notary Public

My Commission expires: 9 / 21 / 26

YURI LOPEZ
STATE OF TENNESSEE NOTARY PUBLIC
WILLIAMSON COUNTY

Tennessee Certification of Electronic Document

I, Summer Barton 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 3/11/24 (date of document).

Summer Barton
Affiant Signature

3/22/24
Date

State of Tennessee
County of Davidson

Sworn to and subscribed before me this 22 of March, 2024

(SEAL)



Notary's Signature
My Commission Expires: 11-06-24