Karen Johnson Davidson County
Batch# 592680 DEEDQC
03/16/2021 01:59:06 PM 2 pgs
Fees: $12.00 Taxes: $0.00
20210316-0034770

Record and Return Mail To:
This Instrument Prepared By:
S. Brad Dozier, Attorney-at-Law
PO Box 2787.
Brentwood, TN 37024
(615) 259-2670

Prepared from information supplied by the parties. No title search
No consideration.

QUITCLAIM DEED

Address of New Owner:	Send Tax Bills To:	Map and Parcel No.
Meris Maria Rodriguez, Trustee Rodriguez Rev Liv Trust Dtd 3/10/2021 2907 Lakewood Drive Nashville, TN 37214	Same	96-14 45

FOR AND IN CONSIDERATION of One Dollar ($1.00), cash in hand paid, receipt of which is hereby acknowledged and other good and valuable consideration, **Meris F. Rodriguez**, ("Grantor") this day has bargained and sold, and hereby quitclaims, conveys and transfers unto Meris Maria Rodriguez, Trustee, of the **Rodriguez Rev Liv Trust Dtd 3/10/2021** ("Grantee"), all of their interest in and to a certain tract of land in Davidson County, Tennessee, described more fully as follows:

Lot No. 75 on the Plan of Twin Lawn, of Record in Book 2311, Page 9, Register's office for Davidson County, Tennessee.

Being the same property conveyed to Jose Rodriquez and wife, Meris F. Rodriguez from Javier F. Gallindo and wife, Nieves Maia Galindo by Quitclaim Deed Dated November 25, 1981 and recorded in Book 5822, Pages 579 and 580 in the Davidson County Register of Deeds office located in Nashville, Tennessee

Jose Rodriquez departed this life on October 28, 2019, leaving his wife, Meris F. Rodriguez, as the sole owner of the property described herein.

This is improved property known as: **2907 Lakewood Drive, Nashville, TN 37214.**

This legal description is the same as in the previous deed of record. Grantor and Grantees acknowledge that this deed was prepared from the information provided by them and no title search was performed by the preparer.

IN WITNESS WHEREOF, the Grantor hereby affixes his signature on this the 11th day of March, 2021.

Meris F. Rodriguez
Meris F. Rodriguez, Grantor

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Personally appeared before me, the undersigned, a Notary Public in and for said county and state, the within named Meris F. Rodriguez, with whom I am personally acquainted, and who acknowledged, upon oath, they purposefully executed the foregoing instrument for the purposes therein contained.

Witness my hand and official seal this 11th day of March, 2021.

Notary Public

My Commission Expires: 8/18/24

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration for this transfer is Zero and 00/100 Dollars ($0.00).

Meris M. Rodriguez
Meris Maria Rodriguez, Trustee/Grantee/Affiant

Sworn to and subscribed to before me, this the 11th day of March, 2021.

Notary Public

My Commission Expires: 8/18/24

S. BRAD DOZIER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON