Prepared By

Name: Eduardo Mario Aguirre-Herrera
Address: 1938 Cascade Court
Lebanon,
State: Tennessee Zip Code: 37087

After Recording, Mail Document To Owner/Responsible Taxpayer

Name: Marianella Medina Sivinchi
Address: 1601 Lincoya Bay Dr.
Nashville
State: Tennessee Zip Code: 37214

Tax Parcel ID #: 109-050-D-089

Karen Johnson Davidson County
Batch # 1256026 DEEDQC
04/03/2025 01 29 24 PM 3 pgs
Fees $17 00 Taxes $0 00
20250403-0025445

Space Above This Line for Recorder's Use

TENNESSEE QUIT CLAIM DEED

STATE OF TENNESSEE

DAVIDSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of ZERO ($0.00) in hand paid to Eduardo Mario Aguirre-Herrera, a Citizen, residing at 1938 Cascade Court, County of Wilson, City of Lebanon, State of Tennessee (hereinafter known as the "Grantor(s)") hereby remise, release and forever quitclaim to Marianella Medina Sivirich, a Citizen, residing at 1601 Lincoya Bay Dr., County of Davidson, City of Nashville, State of Tennessee (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in 1601 Lincoya Bay Dr . Davidson, County, Tennessee, to-wit:

LAND in Davidson Coutny, Tennessee, BEING Unit 1601 Cottages at Williams Bend , Register's Office for Davidson County, Tennessee to which plan reference is hereby made for a complete and accurate description according to record filed in Register's Office there of:

LAND in Davidson County, Tennessee, being Unit No. 1601 in the Cottages at Williams Bend, a Private Element Horizontal Property Regime, located on Lincoya Bay Drive, Nashville, Davidson County, and described in a Declaration of Covenants, Conditions and Restrictions and By-Laws for the Cottages at Williams Bend, a Horizontal Property Regime with Private Elements, of record in Instrument No. 20040628-0076712 and Supplementary Declarations of record in Instrument No. 20041028-0129585, "Register's Office for Davidson County, Tn, to which reference is herby made. The easements, restrictive covenants, conditions, and regulations imposed upon and relating to the units, property, co-owners, and tenants of The Cottages at Williams Bend, a Private Element Horizontal Property Regime, contained in the said Declaration, the Plan filed as Exhibit "C" of the Supplementary Declarations appearing in Instrument No. 20041028-0129585" said Register's Office are incorporated in this Deed by reference and made a part here of the same as though copied herein

20051018-0125433
Source of Title

NOTARY BELLEZA
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

MM

Grantor's Signature

Eduardo M. Aguirre Herrera
Grantor's Name

1938 Cascade Ct
Address

Lebanon TN 37087
City, State & Zip

New Owner's Signature

Marianella Medina
New Owner's Name

1601 Lincoya Bay Dr
Address

Nashville TN 37214
City, State & Zip

In Witness Whereof,

Witness's Signature

Irma Gabriela Garcia
Witness's Name

1938 Cascade Ct
Address

Lebanon TN 37087
City, State & Zip

TENNESSEE NOTARY PUBLIC

Witness's Signature

MARIANO SAGASTEGUI
Witness's Name

1327 MAPLE DRIVE
Address

NASHVILLE TN. 37217
City, State & Zip

STATE OF TENNESSEE

COUNTY OF Davidson)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Eduardo Aguirre & Marianella Medina whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 31 day of March, 2025

Notary Public

My Commission Expires: 11/3/2025

LUZ RENEE BELLEZA NOTARY PUBLIC STATE OF TENNESSEE DAVIDSON COUNTY

I/We hereby swear or affirm that to the best of affiant's knowledge, information and belief, the actual consideration for the transfer is $00 00.

Affiant

STATE OF TENNESSEE

COUNTY OF Davidson)

Subscribed and sworn to before me this 31 day of March, 2025.

Notary Public

My Commission Expires: 11/3/2025