THIS INSTRUMENT PREPARED BY
AND AFTER RECORDING RETURN TO:

Bell & Alexander Title Services, Inc.
8110 Isabella Lane, Ste 200
Brentwood, TN 37027

Address New Owner(s) as follows:
Virginia Lucas Rodriguez
3422 Mount View Circle
Antioch, TN 37013

Send Tax Bill to:
New Owner

Map-Parcel Number:
164-00-0 211.00

State of Tennessee
County of Williamson

The Actual Consideration or
Value, whichever is greater,
for this transfer is $0.00.

Affiant

Subscribed and sworn to
before me, this the 1 day
of July, 2025.

Notary Public

My Commission Expires:
9.21.26

MICHELLE MARTIN NOTARY PUBLIC STATE OF TENNESSEE WILLIAMSON COUNTY

QUITCLAIM DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS ($10.00) IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE(S), AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, I, **VIRGINIA LUCAS RODRIGUEZ AND RIGOBERTO VIZARRETEA GARCIA,** HEREINAFTER CALLED GRANTOR(S), HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER, CONVEY AND QUITCLAIM UNTO **VIRGINIA LUCAS RODRIGUEZ, RIGOBERTO VIZARRETEA GARCIA, AND JEFFERSON LUCAS VIZARRETEA, AS JOINT TENANTS IN COMMON**, HEREINAFTER CALLED GRANTEE(S), THEIR HEIRS AND ASSIGNS, ALL OF THE GRANTOR'S INTEREST IN A CERTAIN PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO LOCATED IN **DAVIDSON COUNTY**, STATE OF **TENNESSEE**, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

See attached "Exhibit A".

Said property is conveyed also subject to such other limitations, restrictions, and encumbrances as may affect the premises.

Said property is commonly referred to as 3422 Mount View Circle, Antioch, TN 37013.

Karen Johnson Davidson County
Batch# 1293585 DEEDQC
07/03/2025 08:12:30 AM 3 pgs
Fees: $17.00 Taxes: $0.00
20250703-0052527

IN WITNESS WHEREOF, the undersigned has executed this instrument this 1 day of July, 2025.

Virginia Lucas Rodriguez
Virginia Lucas Rodriguez

Rigoberto Vizarreta Garcia
Rigoberto Vizarretea Garcia

STATE OF TENNESSEE
COUNTY OF Tennessee

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named **Virginia Lucas Rodriguez and Rigoberto Vizarretea Garcia,** the Grantor, with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who acknowledged that he executed the within instrument for the purposes therein contained.

Witness my hand and official seal this 1 day of July, 2025.

MICHELLE MARTIN
NOTARY PUBLIC
STATE OF TENNESSEE
WILLIAMSON COUNTY

My commission expires: 9-21-26 Michelle Martin
Notary Public

Exhibit A

Land in Davidson County, Tennessee, being Lots Nos. 4 and 5 on the Plan of J.E. Thompson Lots not of record, described together according to a survey by L.D. Petty, surveyor, dated March 17, 1948 as follows:

Beginning at a point in the center of Mt. View Road, said point being the northeast corner of property conveyed to C. J. Tomberlin and wife, by deed of record in Book 4362, page 569, Register's Office for said County; thence running along Tomberlin's easterly line southwardly 396 feet to a point, Tomberlin's southeast corner; thence eastwardly 220 feet to a point; thence Northwardly 396 feet to a point in the center of Mt. View Road; thence with same, westwardly 220 feet to the point of beginning, containing 2 acres, more or less.

Being the same property conveyed to Virginia Lucas Rodriguez and Rigoberto Vizarretea Garcia, by Warranty deed dated 10/10/23, from Eduardo Javier, married, and Santiago DeLaRosa, married, of record in Instrument No. 20231012-0080025, Register's Office for said County.

Tennessee Certification of Electronic Document

I, Benjamin Seamon, 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 certified true and exact copy of the original document executed and authenticated according to law on 7/1/2025.

Affiant Signature

7/2/25

Date

State of Tennessee

County of Williamson

Sworn to and subscribed before me this 2 day of June, 2025

Notary's Signature

MY COMMISSION EXPIRES: 12/16/25

JENNIFER CROWELL
STATE OF TENNESSEE NOTARY PUBLIC
LEWIS COUNTY

202507030052527